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SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM

DATE: January 6, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

(a) Election of Vice President.

Action taken: _____

- (b) Consideration of a request from Bushmoor Associates to suspend or delay the termination of the Land Disposition Agreement for Parcels 677C (1) and (2) and to hold a public hearing on the matter; Western Addition A-2. (Continued from the meeting of December 16, 1997)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Authorizing a Pre-Tax Payroll Deduction Plan for PERS Service Credit Purchases. (Resolution No. 1-98)

Action taken: _____

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REGULAR AGENDA

- (b) Commending and expressing appreciation to James A. Curry for his services upon the occasion of his retirement from the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 2-98)

Action taken: _____

- (c) Commending and expressing appreciation to Michael Kaplan for his services upon the occasion of his retirement from the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 3-98)

Action taken: _____

- (d) Commending and expressing appreciation to Louis Preston for his services upon the occasion of his retirement from the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 4-98)

Action taken: _____

- (e) Workshop on the Five-Year Financial Forecast and the 1998-99 Budget for the Agency.
- (f) Authorizing expenditures in an aggregate amount not to exceed \$140,000 for the operational support of the South of Market Project Area Committee; South of Market. (Resolution No. 5-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

1. American sign language interpreters and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact James E. Nybakken at (415) 749-2401 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible. TTY (415) 749-2500.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
3. Individuals with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities should call the City's accessibility hotline at (415) 554-8925 to discuss meeting accessibility. In order to assist the City's effort to accommodate such people, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the City to accommodate these individuals.
4. The meeting/hearing will be held at 770 Golden Gate Avenue at Gough Street, Third Floor, Commission Board Room, in San Francisco. The closest accessible BART Station is the Civic Center stop. Accessible MUNI Lines serving this location are 31 Balboa and 42 Downtown Loop. For information about MUNI accessible services call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking available for the meeting/hearing for mobility impaired individuals at the back of the 770 Golden Gate Avenue building (in the San Francisco City Employees' Credit Union parking lot off Gough Street, between Turk Street and Golden Gate Avenue), or the Agency's Staff/Visitor parking lot off Elm Street, reachable from Franklin Street, between Golden Gate Avenue and Turk Street.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM

DATE: January 13, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

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- (a) Authorizing the issuance of a Request for Proposals in connection with the purchase and development of Agency Disposition Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center. (Continued from the meetings of November 18 and 25, 1997) (Resolution No. 229-97)

Action taken: _____

4. Matters of New Business

REGULAR AGENDA

- (a) Approving the Basic Concept Design for the Fillmore Streetscape and Urban Design Improvements along Fillmore Street for the blocks between Post Street and Golden Gate Avenue; Western Addition A-2. (Resolution No. 6-98)

Action taken: _____

- (b) Authorizing the approval of an Assignment and Assumption of Regulatory and Grant Agreement from Innovative Housing for Community to Westside Community Mental Health Center in conjunction with 1912-14 McAllister Street as part of the Citywide Tax Increment Housing Program. (Resolution No. 7-98)

Action taken: _____

- (c) Authorizing an Amended and Restated Regulatory and Grant Agreement with Westside Community Mental Health Center in an amount not to exceed \$391,719, reflecting an increase in the grant amount of \$31,719, related to supportive housing at 1912-14 McAllister Street as part of the Citywide Tax Increment Housing Program. (Resolution No. 8-98)

Action taken: _____

- (d) Authorizing a Predevelopment Grant Agreement with Indochinese Housing Development Corporation in an amount not to exceed \$75,000 in conjunction with the Windsor Hotel at 238 Eddy Street as part of the Citywide Tax Increment Housing Program. (Resolution No. 9-98)

Action taken: _____

- (e) Workshop on Housing Opportunities for Persons with AIDS (HOPWA) Program.
- (f) Workshop on the Five-Year Financial Forecast and the 1998-99 Budget for the Agency.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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SAN FRANCISCO REDEVELOPMENT AGENCY

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AGENDA

NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457.

PLEASE NOTE THAT MAILING OF THE TENTATIVE AGENDA HAS BEEN DISCONTINUED. YOU WILL RECEIVE A FINAL AGENDA IN THE FUTURE INSTEAD OF THE TENTATIVE AGENDA.

Prepared and mailed January 21, 1998

SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: January 27, 1998
TIME: 4:00 P.M.

AGENDA

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

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1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

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- (a) Conditionally extending the termination date of the Agreement for Disposition of Land for Private Development with Bushmoor Associates regarding the disposition of Parcels 677-C(1) and 677-C(2) located on the northerly side of Sutter Street between Fillmore and Webster Streets; Western Addition A-2. (Continued from the meetings of December 16, 1997 and January 6, 1998) (Resolution No. 10-98)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, November 25, 1997; Closed Session Meetings, September 9 and 23, October 28, November 4 and 18, 1997.
 - (b) Authorizing travel for Commissioner Mark Dunlop to Long Beach, California, February 2-6, 1998, to attend the California Redevelopment Association's Workshops at a cost not to exceed \$1,700. (Resolution No. 11-98)

- (c) Authorizing a First Amendment to the Disposition and Development Agreement with the Japanese American Religious Federation Assisted Living Facility, Inc. regarding the purchase and development of Parcels 674-C&F located on the southeast corner of Bush and Laguna Streets; Western Addition A-2. (Resolution No. 12-98)

Action taken: _____

REGULAR AGENDA

- (d) Workshop on the Five-Year Financial Forecast and 1998-99 Budget for the Agency.

- (e) Public Hearings to hear all persons interested in
1) a Seventh Amendment; 2) an assignment of interest
in connection with the Land Disposition Agreement for
Parcel 3707-A; Yerba Buena Center.

Authorizing a Seventh Amendment to the Land Disposition Agreement with Griffin/Related Properties-VII concerning Parcel 3707-A (EB-1A) located at the northeast corner of Third and Mission Streets and an assignment of the interest of Griffin/Related Properties-VII in said Land Disposition Agreement to Third and Mission Associates, LLC; Yerba Buena Center..
(Resolution No. 13-98)

Action taken: _____

- (f) Authorizing the Bowling Equipment Contract with AMF Bowling Products in an amount not to exceed \$335,000 for the Children's Center located on Central Block Three between Howard and Folsom Streets and Third and Fourth Streets in Yerba Buena Gardens; Yerba Buena Center.
(Resolution No. 14-98)

Action taken: _____

- (g) Authorizing the Ice Resurfacing Machine Contract with Becker Arena Products, Inc. in an amount not to exceed \$54,845 for the Children's Center located on Central Block Three between Howard and Folsom Streets and Third and Fourth Streets in Yerba Buena Gardens; Yerba Buena Center. (Resolution No. 15-98)

Action taken: _____

- (h) Authorizing the Telecommunications Cabling Contract with Pedcom, Inc. in an amount not to exceed \$116,314.50 for the Children's Center located on Central Block Three between Howard and Folsom Streets and Third and Fourth Streets in Yerba Buena Gardens; Yerba Buena Center.
(Resolution No. 16-98)

Action taken: _____

- (i) Authorizing a First Amendment to the Personal Services Contract with MDG.Org to increase the maximum amount payable by an amount not to exceed \$25,000 and to extend the time of performance to February 28, 1998. (Resolution No. 17-98)

Action taken: _____

- (j) Authorizing a Personal Services Contract with the National Housing Law Project in an amount not to exceed \$33,800 to provide ongoing legal and technical consulting services as part of the Agency's Housing Preservation Program. (Resolution No. 18-98)

Action taken: _____

- (k) Authorizing an Agreement for an amount not to exceed \$85,000 with the Coalition for Low Income Housing, a project of the Tides Center, for the planning and implementation of a series of Citywide workshops on topics relevant to residents of affordable housing developments with expiring Section 8 contracts as part of the Agency's Housing Preservation Program. (Resolution No. 19-98)

Action taken: _____

- (l) Authorizing the revision of a Project Budget of \$1,000,000 for the implementation of the Affordable Housing Preservation Program for housing developments with expiring Section 8 contracts, Citywide Tax Increment Housing Program; and authorizing the Executive Director to make line item changes in the budget consistent with the mission of the Affordable Housing Preservation Program. (Resolution No. 20-98)

Action taken: _____

- (m) Consideration of a request by Housing Development and Neighborhood Preservation Corporation to amend the Agency's Affordable Housing Policy's Administrative Guidelines in connection with Gabriela Apartments located at 587 Natoma Street; South of Market. (Resolution No. 21-98)

Action taken: _____

- (n) Consideration of a request by Housing Development and Neighborhood Preservation Corporation to provide additional development fees of \$81,500 in connection with Gabriela Apartments located 587 Natoma Street; South of Market. (Resolution No. 22-98)

Action taken: _____

- (o) Authorizing the execution of Loan Agreements in an aggregate principal amount not to exceed \$85,000,000 relating to the issuance of 1998 Series A Tax Allocation Revenue Bonds, 1998 Series B Taxable Tax Allocation Revenue Bonds, and 1998 Series C Tax Allocation Revenue Refunding Bonds by the City and County of San Francisco Redevelopment Financing Authority, approving the Final Official Statement relating to the bonds, and authorizing and approving other matters properly relating thereto. (Resolution No. 23-98)

Action taken: _____

AFTER THE REGULAR ITEMS ARE CONSIDERED, THE REDEVELOPMENT AGENCY COMMISSION WILL RECESS TO CONSIDER AN ITEM ON THE FINANCING AUTHORITY AGENDA, AFTER WHICH THE REDEVELOPMENT AGENCY COMMISSION WILL RECONVENE TO CONSIDER THE REMAINING AGENDA.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

- (a) northwest corner of 7th and Mission Streets (Federal Office Building) with S.Y. Investment Co.
- (b) Central Block 1 Office Building Site in the block bounded by Third, Fourth, Market and Mission Streets in Yerba Center with CB-1 Entertainment Partners, LP.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: February 3, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

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- (a) Authorizing the Telecommunications Cabling Contract with Pedcom, Inc. in an amount not to exceed \$116,314.50 for the Children's Center located on Central Block Three between Howard and Folsom Streets and Third and Fourth Streets in Yerba Buena Gardens; Yerba Buena Center. (Resolution No. 16-98)

Action taken: _____

- (b) Authorizing a Personal Services Contract with the National Housing Law Project in an amount not to exceed \$33,800 to provide ongoing legal and technical consulting services as part of the Agency's Housing Preservation Program. (Resolution No. 18-98) (Continued from the meeting of January 27, 1998).

Action taken: _____

- (c) Authorizing an Agreement for an amount not to exceed \$85,000 with the Coalition for Low Income Housing, a project of the Tides Center, for the planning and implementation of a series of Citywide workshops on topics relevant to residents of affordable housing developments with expiring Section 8 contracts as part of the Agency's Housing Preservation Program. (Resolution No. 19-98) (Continued from the meeting of January 27, 1998)

Action taken: _____

- (d) Authorizing the revision of a Project Budget of \$1,000,000 for the implementation of the Affordable Housing Preservation Program for housing developments with expiring Section 8 contracts, Citywide Tax Increment Housing Program; and authorizing the Executive Director to make line item changes in the budget consistent with the mission of the Affordable Housing Preservation Program. (Resolution No. 20-98) (Continued from the meeting of January 27, 1998)

Action taken: _____

- (e) Authorizing the execution of Loan Agreements in an aggregate principal amount not to exceed \$85,000,000 relating to the issuance of 1998 Series A Tax Allocation Revenue Bonds, 1998 Series B Taxable Tax Allocation Revenue Bonds, and 1998 Series C Tax Allocation Revenue Refunding Bonds by the City and County of San Francisco Redevelopment Financing Authority, approving the Final Official Statement relating to the bonds, and authorizing and approving other matters properly relating thereto. (Resolution No. 23-98) (Continued from the meeting of January 27, 1998)

Action taken: _____

AFTER THE REGULAR ITEMS ARE CONSIDERED, THE REDEVELOPMENT AGENCY COMMISSION WILL RECESS TO CONSIDER AN ITEM ON THE FINANCING AUTHORITY AGENDA, AFTER WHICH THE REDEVELOPMENT AGENCY COMMISSION WILL RECONVENE TO CONSIDER THE REMAINING AGENDA.

4. Matters of New Business

REGULAR AGENDA

- (a) Workshop on the Five-Year Financial Forecast and 1998-99 Budget for the Agency.
- (b) Authorizing payment of \$200,000 to the City Attorney of the City and County of San Francisco for legal fees and costs incurred representing the Agency in California EX REL Stull v. Bank of America. (Resolution No. 24-98)

Action taken: _____

- (c) Authorizing payment of \$65,000 to the Human Rights Commission of the City and County of San Francisco, which represents the Agency's share of the cost of the Citywide Surety Bond Program. (Resolution No. 25-98)

Action taken: _____

- (d) Design presentation on the Basic Concept Design for the CB-1 Office Building Site by CB-1 Entertainment Partners, LP (Millennium/WDG Ventures); Yerba Buena Center.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

- (a) northwest corner of 7th and Mission Streets (Federal Office Building) with S.Y. Investment Co.
- (b) Central Block 1 Office Building Site located in the block bounded by Third, Fourth, Market and Mission Streets in Yerba Buena Center with CB-1 Entertainment Partners, LP.
- (c) Parcel 3707-A (EB-1A) located at the northeast corner of Third and Mission Streets in Yerba Buena Center with Griffin/Related Properties-VII.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

1. American sign language interpreters and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact James E. Nybakken at (415) 749-2401 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible. TTY (415) 749-2500.
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5. There is accessible parking available for the meeting/hearing for mobility impaired individuals at the back of the 770 Golden Gate Avenue building (in the San Francisco City Employees' Credit Union parking lot off Gough Street, between Turk Street and Golden Gate Avenue), or the Agency's Staff/Visitor parking lot off Elm Street, reachable from Franklin Street, between Golden Gate Avenue and Turk Street.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra
For results of meeting call (415) 749-2587

DATE: February 17, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, December 9 and 16, 1997, January 6, 13 and 27, 1998, February 3, 1998. Closed Session Meetings, September 30, November 25, December 9 and 16, 1997, January 13, 1998; Special Meetings, December 11, 1997 and January 15, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Workshop on the Five-Year Financial Forecast and 1998-99 Budget for the Agency.
- (c) Authorizing a \$175,000 Fifth Amendment to the Architectural Agreement with LDA Architects for additional services for the Children's Center located on Central Block Three between Howard and Folsom Streets and Third and Fourth Streets; Yerba Buena Center (Resolution No. 29-98)

Action taken: _____

- (d) Authorizing a Fifth Amendment to the Landscape Architectural Agreement with M. Paul Friedberg and Associates Landscape Architects for an amount not to exceed \$42,400 for additional services related to artwork by Chico MacMurtrie for the Children's Center located on Central Block Three between Howard and Folsom Streets and Third and Fourth Streets in Yerba Buena Gardens; Yerba Buena Center. (Resolution No. 30-98)

Action taken: _____

- (e) Authorizing a Consultant Contract with the Artist Douglas Hollis for an amount not to exceed \$96,600 for the design, construction and delivery of artwork for the Children's Center located on Central Block Three between Howard and Folsom Streets and Third and Fourth Streets in Yerba Buena Gardens; Yerba Buena Center. (Resolution No. 31-98)

Action taken: _____

- (f) Authorizing a Fifth Amendment to the Personal Services Contract with Simon Martin-Vegue Winkelstein Moris in the amount of \$47,000; Hunters Point Shipyard. (Resolution No. 32-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.9(b)(1) to discuss litigation where, in the opinion of General Counsel, based on existing facts and circumstances, there is a significant exposure to litigation against the Agency.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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SAN FRANCISCO REDEVELOPMENT AGENCY

WEST BAY CONFERENCE CENTER

1290 FILLMORE STREET

SAN FRANCISCO

www.ci.sf.ca.us/sfra

For results of meeting call (415) 749-2587

DATE: February 24, 1998

TIME: 4:00 P.M.

PLEASE NOTE THAT THIS MEETING
WILL BE HELD AT THE
WEST BAY CONFERENCE CENTER
1290 FILLMORE STREET
SAN FRANCISCO, CALIFORNIA

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FEB 23 1998

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A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, February 10, 1998; Closed Session Meeting, February 10, 1998.

Action taken: _____

REGULAR AGENDA

(b) Workshop on the Five-Year Financial Forecast and 1998-99 Budget for the Agency.

- (c) Public Hearing to hear all persons interested in an amendment to Redevelopment Plan for the Western Addition Project Area A-1

Approving an amendment to the Redevelopment Plan for the Western Addition Project Area A-1 and recommending same to the Board of Supervisors of the City and County of San Francisco; Western Addition A-1. (Resolution No. 33-98)

Action taken: _____

- (d) Authorizing an Owner Participation Agreement with Kaiser Foundation Hospitals for the construction of a 21-unit, 4-story residential apartment building on the property located at 2139 O'Farrell Street; Western Addition A-2. (Resolution No. 34-98)

Action taken: _____

- (e) Conditionally approving the Schematic Design for a 21-unit apartment building located at 2139 O'Farrell Street; Western Addition A-2. (Resolution No. 35-98)

Action taken: _____

- (f) Authorizing an Owner Participation Agreement with Kaiser Foundation Hospitals for the construction of a pedestrian bridge across Geary Boulevard, the southerly terminus of which will be located at mid-block of Lot 50, Assessor's Block 1098; Western Addition A-1. (Resolution No. 36-98)

Action taken: _____

- (g) Conditionally approving the Schematic Design of the proposed pedestrian bridge across Geary Boulevard, the southerly terminus of which will be located at mid-block of Assessor's Block 1098, Lot 50; Western Addition A-1. (Resolution No. 37-98)

Action taken: _____

- (h) Public Hearing to hear all persons interested in a Disposition and Development Agreement for the parcel located at the southeast corner of O'Farrell and Webster Streets; Western Addition A-2

Authorizing a Disposition and Development Agreement with the Jewish Family and Children's Services for the purchase and development of Parcel 724-A(1) located at the southeast corner of Webster and O'Farrell Streets; Western Addition A-2. (Resolution No. 38-98)

Action taken: _____

- (i) Conditionally approving the Basic Concept Design of the proposed development on Parcel 724-A(1) located at the southeast corner of Webster and O'Farrell Streets; Western Addition A-2. (Resolution No. 39-98)

Action taken: _____

- (j) Authorizing cash payments for health benefits coverage to employees with domestic partners equivalent to those payments made on behalf of employees with spouses. (Resolution No. 40-98)

Action taken: _____

- (k) Revising the complete implementation date for the Nondiscrimination in Contracts and Equal Benefits Policy from March 1, 1998 to July 1, 1998. (Resolution No. 41-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language interpreters and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible. TTY (415) 749-2500.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
3. Individuals with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities should call the City's accessibility hotline at (415) 554-8925 to discuss meeting accessibility. In order to assist the City's effort to accommodate such people, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the City to accommodate these individuals.
4. The meeting/hearing will be held at 1290 Fillmore Street at Eddy Street, Second Floor, in San Francisco. Accessible MUNI Lines serving this location are the 31 Balboa and 38 Geary. For information about MUNI accessible services call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking available for the meeting/hearing for mobility impaired individuals at the Fillmore Center Garage, entrance on Ellis Street between Fillmore and Eddy Streets.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra
For results of meeting call (415) 749-2587

DATE: ~~March~~ March 3, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Subject to a vote by the Commission to recall this matter, which was tabled at the Commission Meeting of February 10, 1998, consideration of alternative methods of contracting for the completion of interior finishes of the Children's Center Building on Central Block 3, and authorization of staff to take such actions as are appropriate to implement the decisions of the Commission, Yerba Buena Center. (Resolution No. 42-98)

Action taken: _____

- (b) Public Hearing to hear all persons interested in a Disposition and Development Agreement for the parcel located at the southeast corner of O'Farrell and Webster Streets; Western Addition A-2

Authorizing a Disposition and Development Agreement with the Jewish Family and Children's Services for the purchase and development of Parcel 724-A(1) located at the southeast corner of Webster and O'Farrell Streets; Western Addition A-2. (Resolution No. 38-98) (Continued from the meeting of February 24, 1998)

Action taken: _____

- (c) Conditionally approving the Basic Concept Design of the proposed development on Parcel 724-A(1) located at the southeast corner of Webster and O'Farrell Streets; Western Addition A-2. (Resolution No. 39-98) (Continued from the meeting of February 24, 1998)

Action taken: _____

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4. Matters of New Business

CONSENT AGENDA

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- (a) Approval of Minutes: Regular Meeting, February 17, 1998, Closed Session Meeting, February 17, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Approving a proposed budget for the period July 1, 1988 through June 30, 1999 and authorizing the Executive Director to submit it to the Mayor and the Board of Supervisors of the City and County of San Francisco..(Resolution No. 43-98)

Action taken: _____

- (c) Authorizing a First Amendment to the Disposition and Development Agreement with CB-1 Entertainment Partners, L.P. (Millennium Partners, Inc. and WDG Ventures, Inc., General Partners) for the CB-1 Market Street Parcel located on the south side of Market Street to the east of the Marriott Hotel and the CB-1 Connector Site located along the eastern boundary of the Marriott Hotel from Market Street to Mission Street; Yerba Buena Center. (Resolution No. 44-98)

Action taken: _____

- (d) Conditionally approving the Basic Concept Drawings for the proposed mixed use development on the CB-1 Site, by the developer, CB-1 Entertainment Partners, L.P. (Millennium-WDG) regarding the development of the site located on the south side of Market Street between Third and Fourth Streets, east of the Marriott Hotel; Yerba Buena Center. (Resolution No. 45-98)

Action taken: _____

- (e) Workshop presentation of the Basic Concept Design for the residential development on Parcel EB-1 located at the northeast corner of Third and Mission Streets; Yerba Buena Center.
- (f) Workshop on the revised Basic Concept Drawings for The Gap Building on Development Parcel C-1 located at Steuart, Folsom and Spear Streets; Rincon Point-South Beach.

- (g) Consideration of the formation of a Commission Committee to establish the agenda for Commission meetings.

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
- (a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located at the northeast corner of Third and Mission Streets (Parcel EB-1) in Yerba Buena Center and the entity the Agency may negotiate with is Griffin Related Properties-VII.
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



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For results of meeting call (415) 749-2587

DATE: March 17, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Minutes, February 24 and March 3, 1998; Closed Session Meeting, March 3, 1998.
- (b) Authorizing Martha Walters, Environmental Projects Coordinator, to attend the Third Annual Brownfields Conference in Baltimore, Maryland from March 25 to April 1, 1998, through funding provided by the San Francisco Brownfields Grant. (Resolution No. 47-98)
- (c) Approving the Agency's application for grant funds from the National Recreational Trails Fund Act for Fiscal Year 1997-98; Hunters Point Shipyard. (Resolution No. 48-98)

Action taken: _____

REGULAR AGENDA

- (d) Authorizing a First Amendment to the Disposition and Development Agreement with Centris Investment Company, Inc. for the purchase and development of Parcel 714-A(2) located at the northwest corner of Van Ness Avenue and Myrtle Street; Western Addition A-2. (Resolution No. 51-98)

Action taken: _____

- (e) Authorizing a funding commitment not to exceed \$2,001,088 to Laurel Gardens of Bethel A.M.E. Church, Inc. for the acquisition and rehabilitation of Laurel Gardens, a 52 unit development located at 1555 Turk Street; Citywide Tax Increment Housing Program. (Resolution No. 52-98)

Action taken: _____

- (f) Expressing the intent of the Redevelopment Agency of the City and County of San Francisco to issue Multifamily Mortgage Revenue Bonds or Notes in one or more series to finance residential facilities at 1555 Turk Street for redevelopment purposes an amount not to exceed \$3,000,000.(Resolution No. 53-98)

Action taken: _____

- (g) Expressing the intent of the Redevelopment Agency of the City and County of San Francisco to issue Multifamily Mortgage Revenue Bonds or Notes in one or more series to finance residential facilities at 1045 Mission Street for redevelopment purposes an amount not to exceed \$30,000,000; South of Market. (Resolution No. 54-98)

Action taken: _____

- (h) Adopting Environmental Findings (and Statement of Overriding Considerations) made pursuant to the California Environmental Quality Act and State Guidelines in connection with: (1) conditional approval for Revised Basic Concept Drawings for a Headquarters Office Building to be constructed pursuant to a Disposition and Development Agreement between The Gap, Inc. and the Redevelopment Agency of the City and County of San Francisco; (2) amendments to the Design for Development for the Rincon Point-South Beach Redevelopment Project Area; and (3) certain amendments to the Disposition and Development Agreement; Rincon Point-South Beach. (Resolution No. 55-98)

Action taken: _____

- (i) Authorizing a Second Amendment to the Disposition and Development Agreement between the Redevelopment Agency of the City and County of San Francisco and The Gap, Inc.; Rincon Point-South Beach. (Resolution No. 56-98)

Action taken: _____

- (j) Approving an Amendment to the Design for Development for the Rincon Point-South Beach Redevelopment Project Area and recommending to the City Planning Commission that it approve the Amendment; Rincon Point-South Beach. (Resolution No. 57-98)

Action taken: _____

- (k) Conditionally approving the Basic Concept Design for The Gap, Inc.'s Headquarters Office Building to be located on Parcels C-1 and X-1 in the Rincon Point-South Beach Approved Redevelopment Project Area pursuant to a Disposition and Development Agreement between the Redevelopment Agency of the City and County of San Francisco and The Gap, Inc.; Rincon Point-South Beach. (Resolution No. 58-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

- (a) northwest corner of 7th and Mission Streets (Federal Office Building) with S.Y. Investment Co.
- (b) northerly side of Sutter Street between Fillmore and Webster Streets (Parcels 677-C(1) and C(2)) in the Western Addition A-2 with Bushmoor and Associates.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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SAN FRANCISCO REDEVELOPMENT AGENCY

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SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
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For results of meeting call (415) 749-2587

DATE: March 24, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

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- (a) Authorizing a Seventh Amendment to the Land Disposition Agreement with Griffin/Related Properties-VII concerning Parcel 3707-A (EB-1A) located at the northeast corner of Third and Mission Streets and an assignment of the interest of Griffin/Related Properties-VII in said Land Disposition Agreement to Third and Mission Associates, LLC; Yerba Buena Center. (Continued from the meeting of January 27, 1998 – Public Hearing opened and closed) (Resolution No. 13-98)

Action taken: _____

- (b) Expressing the intent of the Redevelopment Agency of the City and County of San Francisco to issue Multifamily Mortgage Revenue Bonds or Notes in one or more series to finance residential facilities to be built at Agency Parcel 3707-A (EB-1A) for redevelopment purposes in an amount not to exceed \$120,000,000; Yerba Buena Center. (Resoution No. 65-98)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Authorizing travel for Chris Harris and Norma Thompson, Development Specialists, Housing Division, to attend the AIDS Housing of Washington HOPWA Coordinators Meeting, May 14-16, 1998 in Arlington, Virginia, at a cost not to exceed \$2,343. (Resolution No. 59-98)

Action taken: _____

REGULAR AGENDA

- (b) Commending and expressing appreciation to Manuel A. Rosales for his service as a Commissioner of the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 60-98)

Action taken: _____

- (c) Amending Resolution No. 196-97 to add Project/Planning Associate and Housing Preservation Liaison classifications. (Resolution No. 61-98)

Action taken: _____

- (d) Approving Side Letter No. 2 to the United Public Employees Local 790 Memorandum of Agreement to add certain classifications to the Bargaining Unit. (Resolution No. 62-98)

Action taken: _____

- (e) Authorizing a Third Amendment to the Personal Services Contract with Geomatrix Consultants, Inc. in an amount not to exceed \$97,000 for Professional Environmental Consultant Services as part of the continuing site assessment work for the Brownfields Pilot Project; South Bayshore Survey Area. (Resolution No. 63-98)

Action taken: _____

- (f) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services First Amendment in an amount not to exceed \$9,076 with Lutheran Social Services of Northern California for its Hazel Betsey Program at 3554 17th Street. (Resolution No. 64-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters

10. Closed Session

- (a)** Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located on the: northerly side of Sutter Street between Fillmore and Webster Streets (Parcels 677-C(1) and C(2) in the Western Addition A-2 and the entity and Agency may negotiate with is Bushmoor and Associates.
- (b)** Pursuant to Government Code Section 54956.9(c) – Conference with Legal Counsel regarding initiation of litigation: one potential case.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra
For results of meeting call (415) 749-2587

DATE: March 31, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, March 17, 1998; Closed Session Meeting, March 17, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a Housing Opportunities for Persons with AIDS Technical Assistance Agreement with the Corporation for Supportive Housing in an amount not to exceed \$189,745. (Resolution No. 66-98)

Action taken: _____

- (c) Authorizing a Personal Services Contract in an amount not to exceed \$50,000 with Black List to produce the 1998 Juneteenth Festival; Western Addition A-2. (Resolution No. 67-98)

Action taken: _____

- (d) Authorizing a Personal Services Contract with Willie Kennedy for an amount not to exceed \$94,000 for Community Outreach Services; Hunters Point Shipyard. (Resolution No. 68-98)

Action taken: _____

- (e) Authorizing a Personal Services with Cassandra Tompkins for an amount not to exceed \$51,000 for Community Outreach Services; Hunters Point Shipyard. (Resolution No. 69-98)

Action taken: _____

- (f) Authorizing the issuance of a Request for Qualifications for a Master Developer; Hunters Point Shipyard. (Resolution No. 70-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located on the: northerly side of Sutter Street between Fillmore and Webster Streets (Parcels 677-C(1) and C(2) in the Western Addition A-2 and the entity the Agency may negotiate with is Bushmoor and Associates.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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SAN FRANCISCO REDEVELOPMENT AGENCY

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SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
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For results of meeting call (415) 749-2587

DATE: April 14, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, March 24, 1998; Closed Session Meeting, March 24, 1998.
- (b) Authorizing travel for Commissioners Ramon E. Romero and Benny Y. Yee to Palm Springs, California, to attend California Redevelopment Association's workshops, April 30 – May 1, 1998, at a cost not to exceed \$1,800. (Resolution No. 72-98)

Action taken: _____

REGULAR AGENDA

- (c) Resolution declaring certain property interests necessary for public purposes and authorizing the acquisition thereof; Southwest corner of 7th and Mission Streets; Federal Office Building. (Resolution No. 73-98)

Action taken: _____

- (d) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$704,443 with Catholic Charities of the Archdiocese of San Francisco for its Leland House Program at 141 Leland Avenue. (Resolution No. 74-98)

Action taken: _____

- (e) Authorizing a First Amendment to a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$60,360 with Catholic Charities of the Archdiocese of San Francisco for its Peter Claver Community located at 1340 Golden Gate Avenue. (Resolution No. 75-98)

Action taken: _____

- (f) Authorizing a First Amendment to a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$28,287 with Maitri for its Residential Care Facility located at 401 Duboce. (Resolution No. 76-98)

Action taken: _____

- (g) Authorizing a Third Amendment to a Grant and Regulatory Agreement with 820 O'Farrell Street, Inc. in an amount not to exceed \$60,000 for operating and maintaining the Jordan Hotel located at 820 O'Farrell Street as part of the Citywide Tax Increment Affordable Housing Program. (Resolution No. 77-98)

Action taken: _____

- (h) Workshop presentation of the Basic Concept Design for the residential development on EB-1 at the northeast corner of Third and Mission Streets; Yerba Buena Center.

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President

8. Report of the Executive Director

- (a) Report on responses to the Request for Proposals for the development of Parcel EB-2A located at the southeasterly corner of Third and Mission Streets; Yerba Buena Center.

9. Commissioners' Questions and Matters

10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located on the north side of Howard Street between Third and Fourth Streets in Yerba Buena Center and the entity the Agency may negotiate with is Cloud's Cafe.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

1. American sign language interpreters and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact James E. Nybakken at (415) 749-2401 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible. TTY (415) 749-2500.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
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4. The meeting/hearing will be held at 770 Golden Gate Avenue at Gough Street, Third Floor, Commission Board Room, in San Francisco. The closest accessible BART Station is the Civic Center stop. Accessible MUNI Lines serving this location are 31 Balboa and 42 Downtown Loop. For information about MUNI accessible services call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking available for the meeting/hearing for mobility impaired individuals at the back of the 770 Golden Gate Avenue building (in the San Francisco City Employees' Credit Union parking lot off Gough Street, between Turk Street and Golden Gate Avenue), or the Agency's Staff/Visitor parking lot off Elm Street, reachable from Franklin Street, between Golden Gate Avenue and Turk Street.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA 94102
THIRD FLOOR COMMISSION BOARD ROOM
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AGENDA

NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457.

THERE WILL BE ~~NO~~ COMMISSION MEETING ON
APRIL 21, 1998

THE NEXT REGULAR MEETING WILL BE HELD ON
APRIL 28, 1998

Prepared and mailed April 15, 1998

SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra
For results of meeting call (415) 749-2587

DATE: April 28, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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APR 27 1998

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, March 31 and April 14, 1998; Closed Session Meetings, March 31 and April 14, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Consideration of acceptance of late proposals submitted in response to the Request for Proposals for the development of Parcel EB-2A located at the southeasterly corner of Third and Mission Streets; Yerba Buena Center.

Action taken: _____

- (c) Authorizing payment of registration fees and travel expenses in a total amount not to exceed \$3,000 for five employees to attend a California Redevelopment Association "Introduction to Redevelopment" workshop in South Lake Tahoe or Palm Springs. (Resolution No. 79-98)

Action taken: _____

- (d) Approving a Personal Services Contract with the Manchester Craftsmen's Guild for predevelopment services for an Arts and Technologies Training Center for an amount not to exceed \$50,000; South Bayshore Survey Area. (Resolution No. 80-98)

Action taken: _____

- (e) Authorizing a Personal Services Contract with David Taussig and Associates, Inc. in an amount not to exceed \$45,000 for Special Tax Consulting Services necessary for the formation of the Mission Bay Mello-Roos Community Facilities District; Mission Bay North and South Redevelopment Survey Areas. (Resolution No. 81-98)

Action taken: _____

- (f) Authorizing the Executive Director to enter into a Letter Agreement with Catellus Development Corporation in an amount not to exceed \$45,000 for payment of the Agency's costs related to a Personal Services Contract with David Taussig and Associates, Inc. for the provision of Community Facility Special Tax Consulting Services; Mission Bay North and South Redevelopment Survey Areas. (Resolution No. 82-98)

Action taken: _____

- (g) Authorizing a First Amendment to the Personal Services Contract with Michael Willis and Associates Architects for the Bayview Hunters Point Revitalization Concept Plan; South Bayshore Survey Area. (Resolution No. 83-98)

Action taken: _____

- (h) Workshop presentation of responses to the Request for Proposals for the purchase and development of Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center.

PLEASE NOTE THAT THE FOLLOWING ITEMS WILL NOT BE HEARD BEFORE 5:00 P.M.

- (i) Workshop Powerpoint presentation of the Housing Opportunities for Persons with AIDS Program to highlight capital projects completed to date and currently under construction.
- (j) Authorizing an Owner Participation Agreement with Bernal Heights Neighborhood Center for the rehabilitation of 1652 Eddy Street; Western Addition A-2. (Resolution No. 84-98)

Action taken: _____

- (k) Authorizing a Housing Opportunities for Persons with AIDS Capital Loan Agreement with Bernal Heights Neighborhood Center in an amount not to exceed \$1,070,911 for acquisition, rehabilitation and new construction of 1652 Eddy Street; Western Addition A-2. (Resolution No. 85-98)

Action taken: _____

- 33
- (l) Conditionally approving the Schematic Design for the rehabilitation of the apartment building located at 1652 Eddy Street; Western Addition A-2. (Resolution No. 86-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra
For results of meeting call (415) 749-2587

DATE: May 5, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

for City's 1st Report 4/30/98
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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Memorializing and commending the contributions of Police Officer Tom Mandelke to the Yerba Buena Gardens neighborhood and the City and County of San Francisco (Resolution No. 87-98)

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a First Amendment to the Contract with KTB Realty Partners, Inc., to provide management, maintenance, operation, janitorial and security for the Gardens on Central Block Two and Three; Yerba Buena Center. (Resolution No. 88-98)

Action taken: _____

- (c) Authorizing a Contract with Alten Construction in an amount not to exceed \$348,000 to furnish and install Furnishings, Fixtures and Equipment (FF&E) specialties for the Children's Center located on Central Block Three; Yerba Buena Center. (Resolution No. 89-98)

Action taken: _____

- (d) Authorizing a Contract with CW Welding in an amount not to exceed \$34,000 for reassembly and installation of the Children's Center Carousel, located on Central Block Three; Yerba Buena Center. (Resolution No. 90-98)

Action taken: _____

- (e) Authorizing a Contract with Boise Cascade Office Products in an amount not to exceed \$73,886 to furnish and install furniture in the Children's Center Child Care Center, located on Central Block Three; Yerba Buena Center. (Resolution No. 91-98)

Action taken: _____

- (f) Authorizing a Contract with Burris Window Shades in an amount not to exceed \$32,500 to furnish and install window coverings for the Children's Center, located on Central Block Three; Yerba Buena Center. (Resolution No. 92-98)

Action taken: _____

- (g) Workshop on program of the Sony Metreon Development on Central Block Two (CB-2); Yerba Buena Center.

- (h) Workshop: Powerpoint presentation of the Housing Opportunities for Persons with AIDS Program to highlight capital projects completed to date and currently under construction.

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency-related matters.

7. Report of the President

8. Report of the Executive Director

9. Commissioners' Questions and Matters

10. Closed Session:

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

(a) 1431 Eddy Street, Western Addition A-2 with Tony Taylor.

(b) North side of Howard Street between Third and Fourth Streets in Yerba Buena Center with Cloud's Cafe.

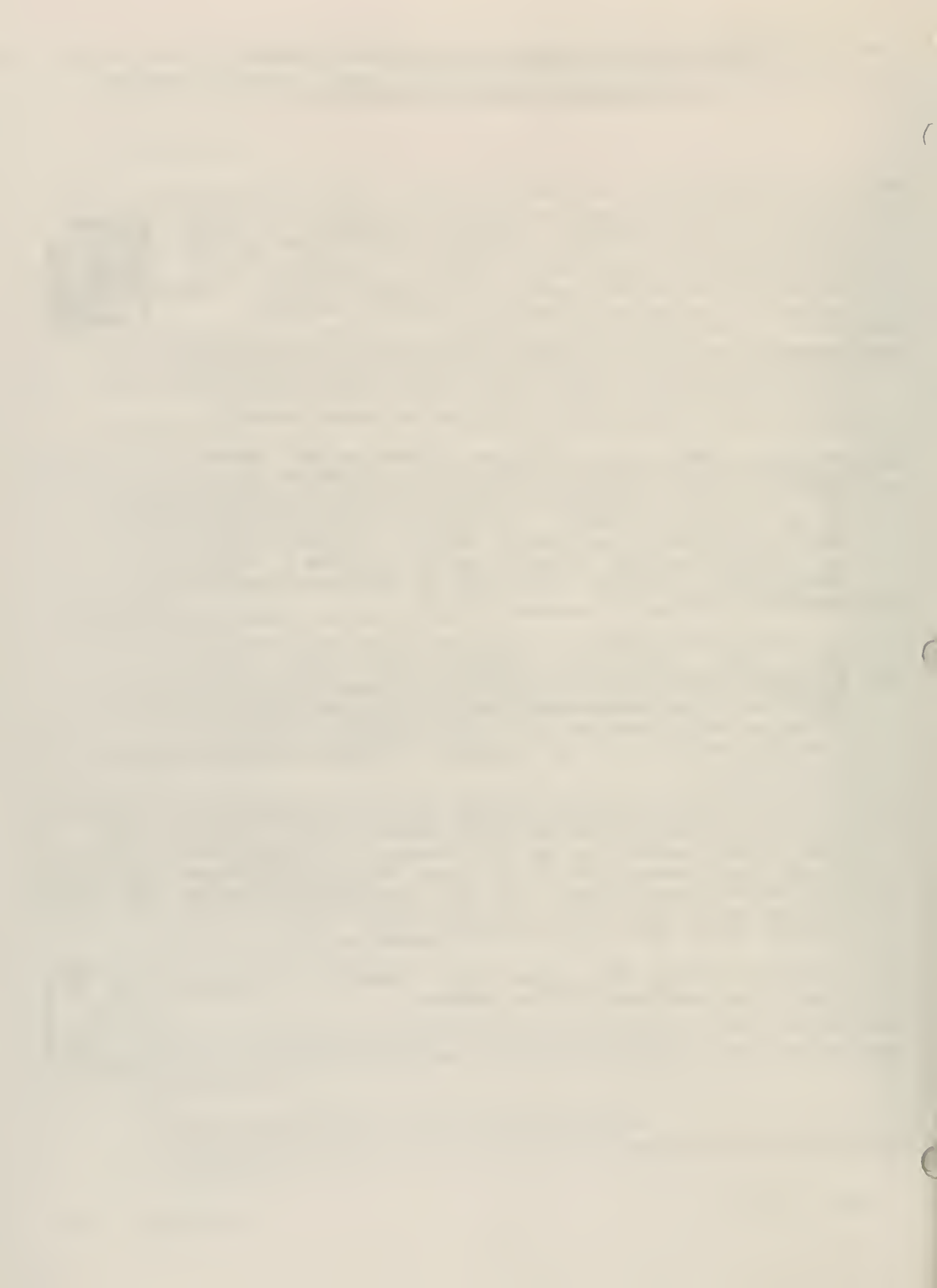
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

1. American sign language interpreters and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact James E. Nybakken at (415) 749-2401 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible. TTY (415) 749-2500.
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SAN FRANCISCO REDEVELOPMENT AGENCY

401 VAN NESS, AVENUE, RM 404
SAN FRANCISCO, CA. 94102
BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS
www.ci.sf.ca.us/sfra
For results of meeting call (415) 749-2587

DATE: May 12, 1998
TIME: 4:00 P.M.

PLEASE NOTE CHANGE OF MEETING LOCATION

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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REGULAR AGENDA

- (a) Joint Public Hearing with the City Planning Commission on the Adequacy of the Draft Subsequent Environmental Impact Report for the Proposed Mission Bay North and Mission Bay South Redevelopment Projects.
5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency-related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters

10. Closed Session:

(a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entity the Agency may negotiate with is:

(1) North side of Howard Street Between Third and Fourth Streets in Yerba Buena Center with Cloud's Cafe.

11. Adjournment

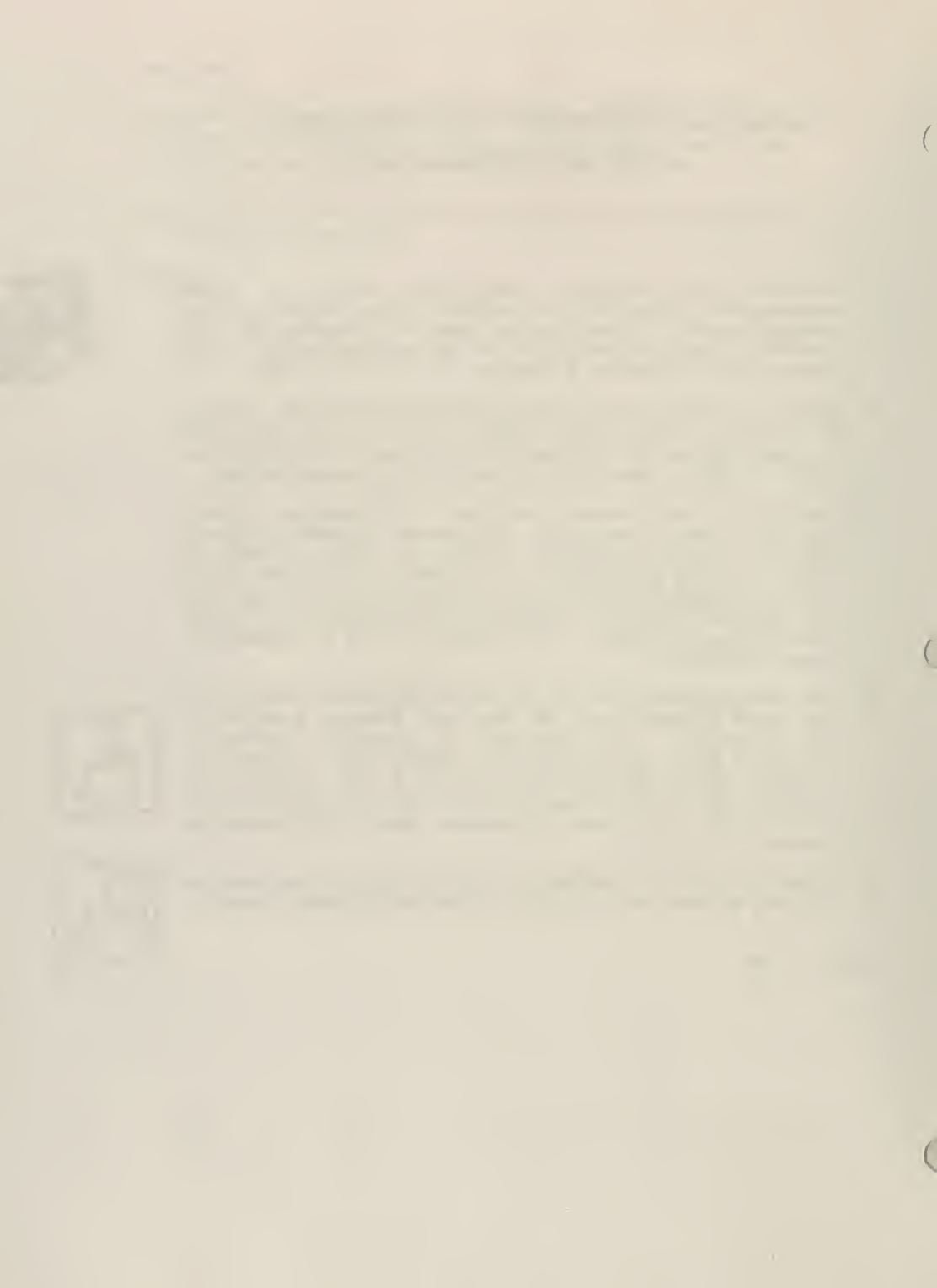
SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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4. The meeting/hearing will be held in the Legislative Chambers of the Board of Supervisors, 401 Van Ness Avenue, Room 404 in San Francisco. The Chamber is wheelchair accessible. Accessible MUNI lines serving this location are: #42 Downtown Loop and the #71 Haight/Noriega and the F Line to Market and Van Ness and the Metro stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services call 923-6142.
5. There is accessible parking in the vicinity of the Veterans Building adjacent to Davies Hall and the War Memorial Complex.

April 3, 1996





SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra
For results of meeting call (415) 749-2587

5/13/98
DATE: May 19, 1998
TIME: 4:00 P.M.
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A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

REGULAR AGENDA

- (a) Public Hearing to hear all persons interested in a Lease Agreement for the Ice Skating Rink, Bowling Center and related facilities at Yerba Buena Gardens; Yerba Buena Center

Authorizing a lease for the ice skating rink, bowling center, and related retail and food service facilities at Yerba Buena Gardens with VSC Sports, Inc., DBA Yerba Buena Ice Skating and Bowling Center; Yerba Buena Center. (Resolution No. 94-98)

Action taken: _____

- (b) Authorizing a Lease amendment with Curd & Curd, DBA Clouds Cafe; Yerba Buena Center; (Resolution No. 95-98)

Action taken: _____

- (c) Authorizing a First Amendment to the Letter Agreement with the Department of Public Health in an amount not to exceed \$60,000 for occupational safety and health services; Hunters Point Shipyard. (Resolution No. 96-98)

Action taken: _____

- (d) Authorizing a Second Amendment to Personal Services Contract with Sugnet and Associates for additional wetlands feasibility analysis; Hunters Point Shipyard (Resolution No. 97-98)

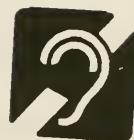
Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
 - (a) Pursuant to Government Code Section 54957.6 to instruct the Agency's designated representative to negotiate with:
 - (1) United Public Employees Local 790.
 - (2) The International Federation of Professional and Technical Engineers Local AFL-CIO.
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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5. There is accessible parking in the vicinity of the Veterans Building adjacent to Davies Hall and the War Memorial Complex.



April 3, 1996

Revised

SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: May 26, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

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- (a) Approval of Minutes: Regular Meetings, April 28 and May 5, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$529,207 with Dolores Street Community Services for its Richard M. Cohen Residence located at 220 Dolores Street. (Resolution No. 98-98)

Action taken: _____

- (c) Authorizing Exclusive Negotiations with Bushmoor and Associates for the purchase and development of Parcels 677-C(1) and 677-C(2) located at the northerly side of Sutter Street between Fillmore and Webster Streets; Western Addition A-2. (Resolution No. 99-98)

Action taken: _____



5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.9(b) – Conference with Legal Counsel – significant exposure to litigation: two potential cases.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA 94102
THIRD FLOOR COMMISSION BOARD ROOM
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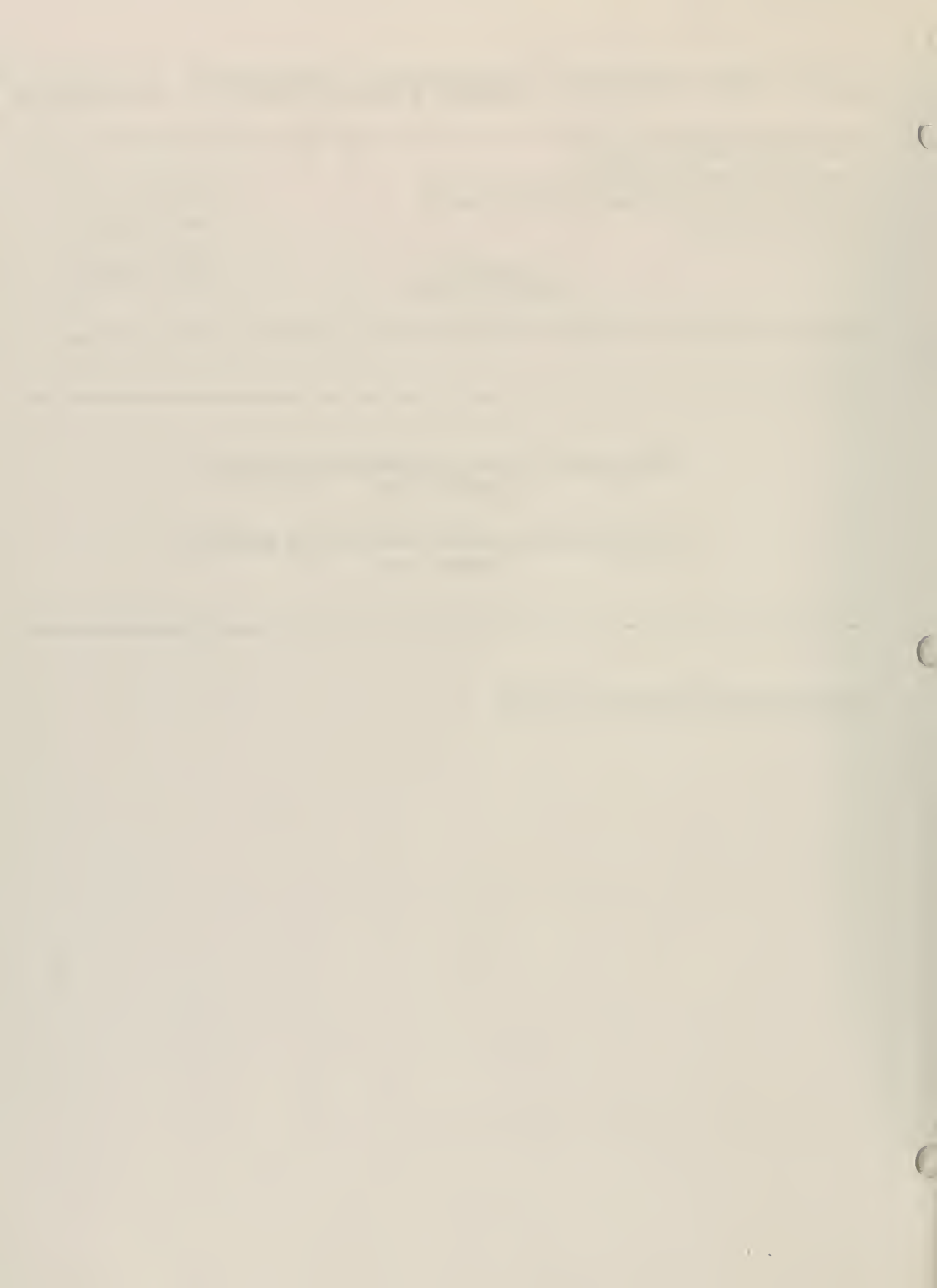
AGENDA

NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457.

THERE WILL BE NO COMMISSION MEETING ON
JUNE 2, 1998

THE NEXT REGULAR MEETING WILL BE HELD ON
JUNE 9, 1998

Prepared and mailed May 27, 1998



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: June 9, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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REGULAR AGENDA

- (a) Public Hearing to hear all persons interested in granting variances in connection with a Land Disposition Agreement for the development of Parcel East Block One; Yerba Buena Center.

Granting variances in connection with a Land Disposition Agreement with Third and Mission Associates, LLC for the development of a residential building and other uses on Parcel East Block One located at the northeast corner of Third and Mission Streets; Yerba Buena Center. (Resolution No. 100-98)

Action taken: _____

- (b) Conditionally approving the Basic Concept Design for the proposed residential development by Third and Mission Associates, LLC on Parcel East Block One located at the northeast corner of Third and Mission Streets; Yerba Buena Center. (Resolution No. 101-98)

Action taken: _____

- (c) Authorizing a contract with Jim Ma Construction in an amount not to exceed \$186,000 to furnish and install floor finishes in the Yerba Buena Gardens Children's Center located on Central Block 3; Yerba Buena Center. (Resolution No. 102-98)

Action taken: _____

- (d) Authorizing a First Amendment to the Personal Services Contract in an amount not to exceed \$18,348 with W & F Building Maintenance Company, Inc.; Rincon Point-South Beach. (Resolution No. 103-98)

Action taken: _____

- (e) Authorizing a Letter of Agreement in an amount not to exceed \$66,000 with the Department of Public Health for services relating to the toxic clean up of Hunters Point Shipyard; Hunters Point Shipyard. (Resolution No. 104-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.9(b) – Conference with Legal Counsel – significant exposure to litigation: one potential case.

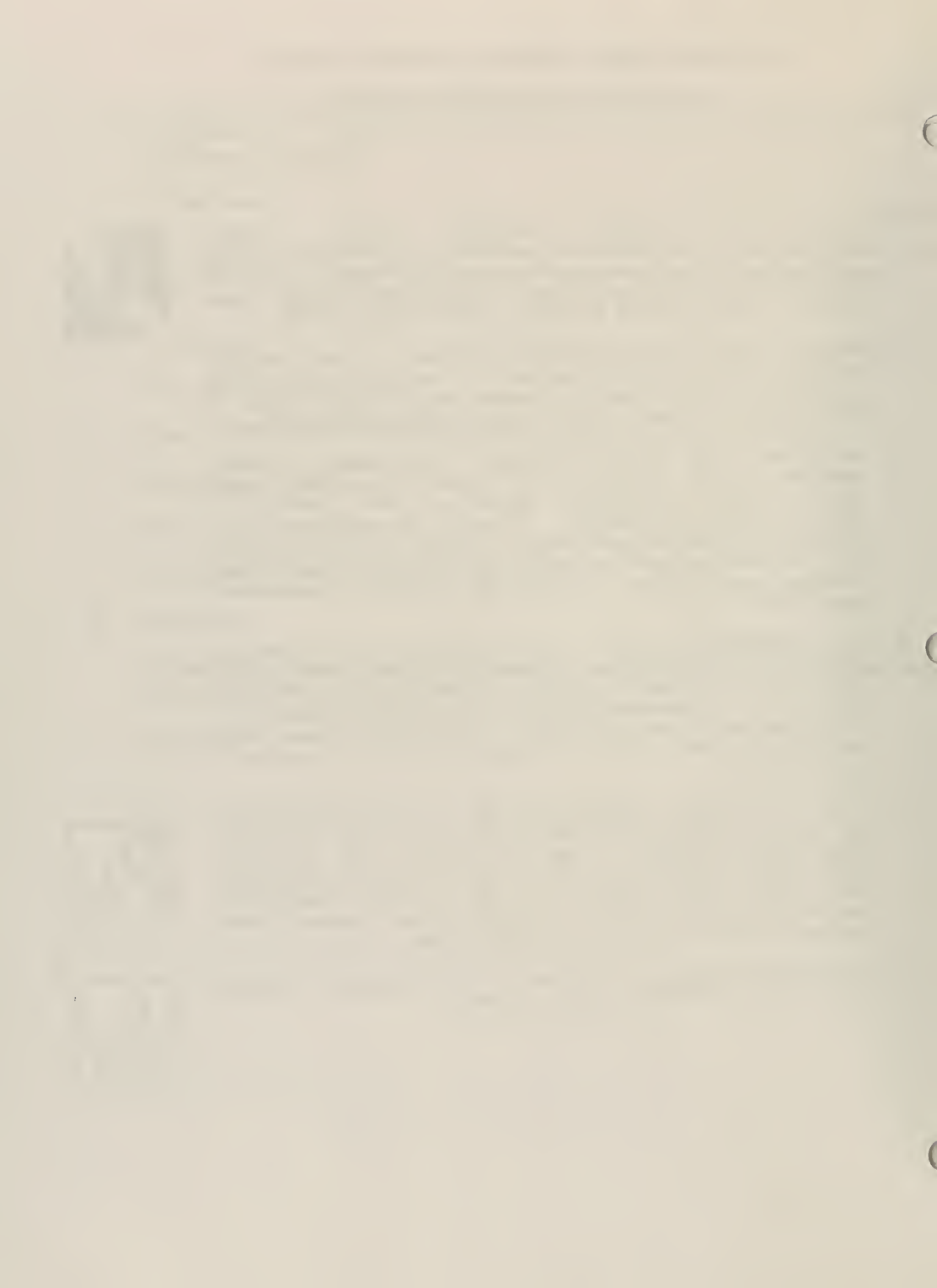
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

1. American sign language interpreters and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact James E. Nybakken at (415) 749-2401 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible. TTY (415) 749-2500.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
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6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.





SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: June 16, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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REGULAR AGENDA

- (a) Approving amendments to the Agency Personnel Policy regarding non-discrimination on Domestic Partner status. (Resolution No. 105-98)

Action taken: _____

- (b) Authorizing a \$95,000 First Amendment to the Architectural Agreement with Adele Naude Santos and Associates for additional architectural services for tenant improvement and installation of furnishings, fixtures and equipment for the Children's Center located on Central Block Three, between Howard, Folsom, Third and Fourth Streets; Yerba Buena Center. (Resolution No. 106-98)

Action taken: _____

- (c) Authorizing a Contract with Ella Hill Hutch Community Center to provide Employment Development Services to low and moderate income residents of the Western Addition A-2 Redevelopment Project Area in an amount not to exceed \$273,000 for the period July 1, 1998 through June 30, 1999. (Resolution No. 107-98)

Action taken: _____

- (d) Authorizing a Contract with Mission Hiring Hall Incorporated to provide Employment Development Services to low and moderate income residents of the South of Market, Yerba Buena Center and Rincon Point-South Beach Redevelopment Project Areas in an amount not to exceed \$227,000 for the period July 1, 1998 through June 30, 1999. (Resolution No.108-98)

Action taken: _____

- (e) Authorizing a Contract with Young Community Developers, Inc. to provide Employment Development Services to low and moderate income residents of the Hunters Point Redevelopment Project Area in an amount not to exceed \$207,000 for the period July 1, 1998 through June 30, 1999. (Resolution No. 109-98)

Action taken: _____

- (f) Authorizing a Contract with Urban Economic Development Corporation to provide Business Technical Assistance and Loan Packaging Services to businesses located in the Western Addition A-2 and India Basin Industrial Park Redevelopment Project Areas in an amount not to exceed \$185,000 for the period July 1, 1998 through June 30, 1999. (Resolution No. 110-98)

Action taken: _____

- (g) Authorizing a Contract with South of Market Foundation to provide Business Technical Assistance and Loan Packaging Services to businesses located in the South of Market, Yerba Buena Center and Rincon Point-South Beach Redevelopment Project Areas in an amount not to exceed \$203,000 for the period July 1, 1998 through June 30, 1999. (Resolution No. 111-98)

Action taken: _____

- (h) Authorizing a Contract with San Francisco Renaissance to provide Entrepreneurial Training Services to low and moderate income residents of All Redevelopment Project Areas in an amount not to exceed \$50,000 for the period July 1, 1998 through June 30, 1999. (Resolution No. 112-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters

10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

- (a) northwest corner of 7th and Mission Streets (Federal Office Building) with S.Y. Investment Co. and the General Services Administration.
- (b) 1820 Post Street in the Western Addition A-2 with Golden Gate Apartments.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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SAN FRANCISCO REDEVELOPMENT AGENCY

BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS
401 VAN NESS AVENUE, ROOM 404
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: June 23, 1998
TIME: 4:00 P.M.

PLEASE NOTE CHANGE OF LOCATION TO
THE BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS,
401 VAN NESS AVENUE, ROOM 404

A G E N D A

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1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, May 12, 19 and 26, 1998; Special Meeting, May 22, 1998; Closed Session Meetings, May 5, 12, 19 and 26.
- (b) Authorizing a Third Amendment to the Joint Powers Agreement with the California Department of General Services governing the San Francisco State Building Authority. (Resolution No. 113-98)

Action taken: _____

REGULAR AGENDA

- (c) Authorizing award of Contract FF&E-11 with Tru-Roll in an amount not to exceed \$35,129 to furnish and install theater drapery and equipment in the theater at the Children's Center located on Central Block Three; Yerba Buena Center. (Resolution No. 114-98)

Action taken: _____

- (d) Authorizing award of Contract FF&E-12 with InnTel NSL, Inc. in an amount not to exceed \$72,299.34 to furnish and install a satellite PBX and voice mail system in the Children's Center located on Central Block Three; Yerba Buena Center. (Resolution No. 115-98)

Action taken: _____

- (e) Authorizing award of Contract FF&E-9 with EIS, Inc. in an amount not to exceed \$135,234 to furnish and install an audio/visual system in the Children's Center on Central Block Three; Yerba Buena Center. (Resolution No. 116-98)

Action taken: _____

- (f) Authorizing a Personal Services Contract with Regina Davis and Associates in an amount not to exceed \$75,960 for community outreach, research, analysis, writing and graphics in preparation of a Concept Plan; Proposed Bayview Hunters Point Redevelopment Project Area. (Resolution No. 117-98)

- (g) Presentation by Will Lightbourne, Director, Department of Human Services, on First Source Hiring.

PLEASE NOTE THAT THE FOLLOWING ITEMS WILL NOT BE HEARD BEFORE 5:00 P.M.

- (h) Approving the selection of finalists to compete for the right to negotiate exclusively with the Agency for the purchase and development of Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center. (Resolution No. 118-98)

Action taken: _____

- (i) Presentations by selected finalists who will compete for the right to negotiate exclusively with the Agency for the purchase and development of Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center.

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President

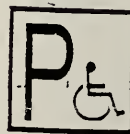
8. Report of the Executive Director

9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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SAN FRANCISCO REDEVELOPMENT AGENCY

BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS
401 VAN NESS AVENUE, ROOM 404
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: June 30, 1998
TIME: 4:00 P.M.

198
PLEASE NOTE CHANGE OF LOCATION TO
THE BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS,
401 VAN NESS AVENUE, ROOM 404

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, June 9 and 16, 1998.
- (b) Authorizing a First Amendment to the Memorandum of Agreement with International Federation of Professional and Technical Engineers, Local 21. (Resolution No. 119-98)
- (c) Authorizing a Second Amendment to the Letter Agreement between the Treasure Island Development Authority and the Redevelopment Agency in an amount not to exceed \$11,250 for environmental services at Treasure Island. (Resolution No. 120-98)

- (d) Authorizing a First Amendment to Lease Agreement between the Agency and the Navy to extend the terms of the existing Lease Agreement for Building 606 at the Hunters Point Shipyard; Hunters Point Shipyard. (Resolution No. 121-98)
- (e) Authorizing the Executive Director to exercise the Agency's option to extend the Personal Services Contract with Gardeners' Guild, Inc. for a three month period to provide Landscape Maintenance Services for Community Facilities District No. 1 in an amount not to exceed \$20,000; Rincon Point-South Beach. (Resolution No. 122-98).

Action taken: _____

REGULAR AGENDA

- (f) Authorizing a Personal Services Contract in an amount not to exceed \$117,519 with the San Francisco Community Clinic Consortium to act as the Fiscal Agent for the South of Market Project Area Committee; South of Market. (Resolution No. 123-98)

Action taken: _____

- (g) Authorizing a Third Amendment to the Turner Construction Company Contract in an amount not to exceed \$360,200 for Construction Management Services for the Children's Center and Garden on CB-3; Yerba Buena Center. (Resolution No. 124-98)

Action taken: _____

- (h) Workshop on Schematic Drawings for Central Block 1 Tower and Basic Concept Drawings for Central Block 1 Connector; Yerba Buena Center.

PLEASE NOTE THAT THE FOLLOWING ITEM WILL NOT BE HEARD BEFORE 5:00 P.M.

- (i) Authorizing Exclusive Negotiations for the purchase and development of Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center. (Resolution No. 125-98)

Action taken: _____

- 5. Matters not appearing on Agenda
- 6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
- 7. Report of the President
- 8. Report of the Executive Director
- 9. Commissioners' Questions and Matters

10. Closed Session

Pursuant to Government Code Section 54957.6 to instruct the Agency's designated representative to negotiate with United Public Employees Local 790 and the International Federation of Professional and Technical Engineers Local 21 and unrepresented members of the Agency staff.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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4. The meeting/hearing will be held in the Legislative Chambers of the Board of Supervisors, 401 Van Ness Avenue, Room 404 in San Francisco. The Chamber is wheelchair accessible. Accessible MUNI lines serving this location are: #42 Downtown Loop and the #71 Haight/Noriega and the F Line to Market and Van Ness and the Metro stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services call 923-6142.
5. There is accessible parking in the vicinity of the Veterans Building adjacent to Davies Hall and the War Memorial Complex.



April 3, 1996

SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: July 14, 1998
TIME: 4:00 P.M.

A G E N D A

98 **PLEASE NOTE:** SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

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CLOSED SESSION

- (a) Pursuant to Government Code Section 54956.9(b) – Conference with Legal Counsel – significant exposure to litigation: one potential case.

RETURN TO OPEN SESSION

- (b) Rescinding the action taken at the June 30, 1998 Commission meeting: (1) selecting two finalists for consideration of Exclusive Negotiations for Parcel EB-2A, Yerba Buena Center; and (2) directing staff to solicit additional financial proposals and recommend one developer for exclusive negotiations.

Action taken: _____

- (c) Authorizing re-evaluation of the four proposals previously selected as finalists to compete for the right to negotiate exclusively with the Agency for the purchase and development of Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center.

Action taken: _____

PLEASE NOTE THAT THE FOLLOWING ITEMS WILL NOT BE HEARD BEFORE 4:45 P.M.

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, June 23, 1998.
- (b) Authorizing a Personal Services Contract with Barbara Dar in an amount not to exceed \$40,000 for Administrative/Outreach Coordinator Services to the Bayview Hunters Point Project Area Committee; South Bayshore. (Resolution No. 127-98)
- (c) Authorizing a three-month extension of the Personal Services Contract with Patricia Nacey for an amount not to exceed \$4,050. (Resolution No. 128-98)
- (d) Authorizing travel for Martha Walters, Environmental Assessment Specialist, to Pittsburgh, PA and Baltimore, MD from July 29 through August 3, 1998, to discuss Brownfields programs and visit Brownfields sites and the Manchester Craftsman's Guild Facility at a cost not to exceed \$1,400. (Resolution No. 129-98)

Action taken: _____

REGULAR AGENDA

- (e) Public Hearing to hear all persons interested in the granting of an exception to the height limit restriction for building signs for the Metreon Project; Yerba Buena Center.

Granting an exception from the height limit restriction for building signs for the Metreon Project located on the east side of Fourth Street between Mission and Howard Streets; Yerba Buena Center. (Resolution No. 130-98)

Action taken: _____

- (f) Conditionally approving the Schematic Drawings for the proposed mixed use development on the CB-1 Market Street Parcel, by the developer, CB-1 Entertainment Partners, LP, located on the south side of Market Street between Third and Fourth Streets, east of the Marriott Hotel; Yerba Buena Center. (Resolution No. 131-98)

Action taken: _____

- (g) Conditionally approving the Revised Basic Concept Design Drawings for the proposed 92 unit development by Monahan Pacific Development Corporation, regarding the development of the site located at 246 Second Street; Yerba Buena Center. (Resolution No. 132-98)

Action taken: _____

- (h) Authorizing a contract with LIMN Contract, Inc. in an amount not to exceed \$69,897.98, to furnish and install Miscellaneous Furniture in the Children's Center located on Central Block Three; Yerba Buena Center; (Resolution No. 133-98)

Action taken: _____

- (i) Authorizing a contract with Matthew Burke and Associates in an amount not to exceed \$34,120, to furnish and install Carousel wood flooring in the Children's Center located on Central Block Three; Yerba Buena Center. (Resolution No. 134-98)

Action taken: _____

- (j) Authorizing a contract with OP Contract in an amount not to exceed \$62,726.76, to furnish and install Furniture in the Children's Center located on Central Block Three; Yerba Buena Center. (Resolution No. 135-98)

Action taken: _____

- (k) Authorizing a Personal Services Contract in an amount not to exceed \$225,000, with the San Francisco Housing Development Corporation for Counseling Services in the Western Addition and Hunters Point Redevelopment Project Areas, and Housing Development Services in other Redevelopment Project and Survey Areas from July 1, 1998 to June 30, 1999. (Resolution No. 136-98)

Action taken: _____

- (l) Authorizing a Letter Agreement between the Redevelopment Agency of the City and County of San Francisco and the Planning Department of the City and County of San Francisco, in an amount not to exceed \$332,760 for work related to existing Redevelopment Project Areas and Redevelopment Survey Areas, to be completed in Fiscal Year 1998-1999. (Resolution No. 137-98)

Action taken: _____

- (m) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$1,408,886, with Catholic Charities of the Archdiocese of San Francisco for its Leland House at 141 Leland Avenue. (Resolution No. 138-98)

Action taken: _____

- (n) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$464,642, with Maitri for its Residential Care Facility located at 401 Duboce. (Resolution No. 139-98)

Action taken: _____

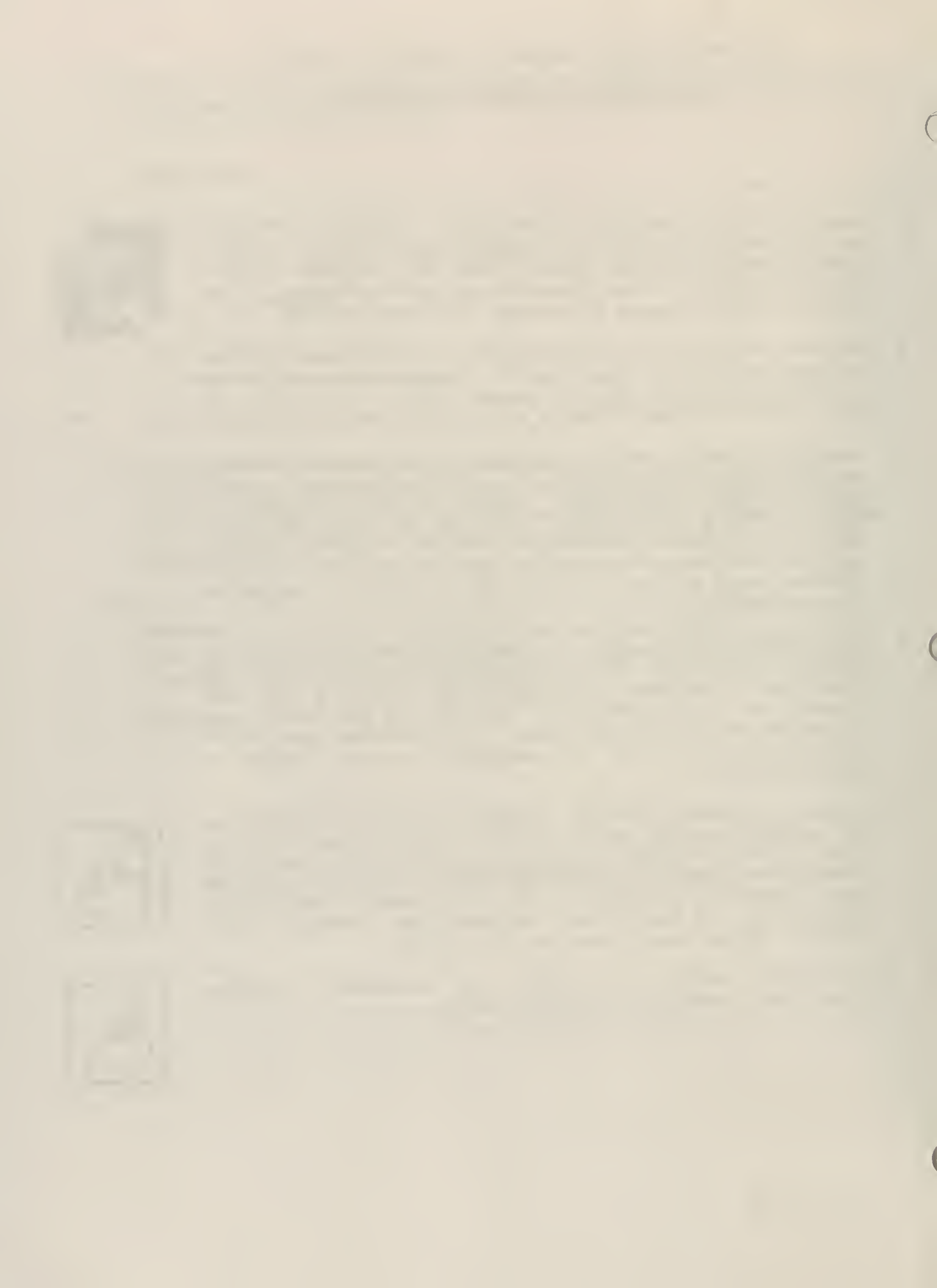
5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
 - (a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located on the northerly side of Sutter Street between Fillmore and Webster Streets (Parcels 677-C(1) and C(2) in the Western Addition A-2 and the entity the Agency may negotiate with is 1960 Sutter Street, LLC.
 - (b) Pursuant to Government Code Section 54957.6 to instruct the Agency's designated representative to negotiate with United Public Employees Local 790 and the International Federation of Professional and Technical Engineers Local 21 and unrepresented members of the Agency staff.
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

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4. The meeting/hearing will be held at 770 Golden Gate Avenue at Gough Street, Third Floor, Commission Board Room, in San Francisco. The closest accessible BART Station is the Civic Center stop. Accessible MUNI Lines serving this location are 31 Balboa and 42 Downtown Loop. For information about MUNI accessible services call the Accessible Services Program at (415) 923-6142.
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6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.





SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CALIFORNIA
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: July 21, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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REGULAR AGENDA

- (a) Authorizing a Three-Year Lease with Mercy Charities Housing for office space located at 1035 Folsom Street for the Project Area Committee and authorizing expenditures for related costs in an amount not to exceed \$69,016; South of Market. (Resolution No. 141-98)

Action taken: _____

- (b) Authorizing a Second Amendment to the Personal Services Contract with 3D Visions in an amount not to exceed \$20,591 for technical assistance and graphic preparation services; South Bayshore Survey Area. (Resolution No. 142-98)

Action taken: _____

- (c) Authorizing Contract FF&E-13 with Musson Theatrical, Inc. in an amount not to exceed \$69,986.11 to furnish and install Theater Lighting Equipment in the Children's Center located on Central Block Three; Yerba Buena Center. (Resolution No. 143-98)

Action taken: _____

- (d) Resolution of Intention to approve an amendment to contract between the Board of Administration of the Public Employees' Retirement System and the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 144-98)

Action taken: _____

- (e) Amending Section 35 of the By-laws of the Redevelopment Agency of the City and County of San Francisco to limit the circumstances under which a Commissioner may abstain from voting on a matter before the Commission. (Resolution No. 145-98)

The proposed By-law amendment is as follows (new language appears in **bold and underline**):

Voting. Every official act of the Agency shall be adopted by a majority vote of the Members. A "majority vote" shall mean a majority of all Members present when a quorum is present. **Each Member present shall vote "yes" or "no" when a question is put, unless excused from voting by a motion adopted by a majority of the Members present.**

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
- (a) Mission Bay North and South – Schedule of Commission Workshops.
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.9(b) – Conference with Legal Counsel – significant exposure to litigation.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language interpreters and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact James E. Nybakken at (415) 749-2401 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible. TTY (415) 749-2500.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
3. Individuals with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities should call the City's accessibility hotline at (415) 554-8925 to discuss meeting accessibility. In order to assist the City's effort to accommodate such people, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the City to accommodate these individuals.
4. The meeting/hearing will be held at 770 Golden Gate Avenue at Gough Street, Third Floor, Commission Board Room, in San Francisco. The closest accessible BART Station is the Civic Center stop. Accessible MUNI Lines serving this location are 31 Balboa and 42 Downtown Loop. For information about MUNI accessible services call the Accessible Services Program at (415) 923-6142.
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6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

STATE BUILDING AUDITORIUM
505 VAN NESS AVENUE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: July 28, 1998
TIME: 4:30 P.M.

PLEASE NOTE CHANGE OF LOCATION TO
STATE BUILDING AUDITORIUM,
505 VAN NESS AVENUE
THIS MEETING WILL START AT 4:30 P.M.

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A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Authorizing a Personal Services Contract in an amount not to exceed \$225,000, with the San Francisco Housing Development Corporation for Counseling Services in the Western Addition and Hunters Point Redevelopment Project Areas, and Housing Development Services in other Redevelopment Project and Survey Areas from July 1, 1998 to June 30, 1999. (Continued from the meeting of July 14, 1998) (Resolution No. 136-98)

Action taken: _____

- (b) Amending Section 35 of the By-laws of the Redevelopment Agency of the City and County of San Francisco to limit the circumstances under which a Commissioner may abstain from voting on a matter before the Commission. (Continued from the meeting of July 21, 1998. (Resolution No. 145-98)

The proposed By-law amendment is as follows (new language appears in **bold and underline**):

Voting. Every official act of the Agency shall be adopted by a majority vote of the Members. A "majority vote" shall mean a majority of all Members present when a quorum is present. **Each Member present shall vote "yes" or "no" when a question is put, unless excused from voting by a motion adopted by a majority of the Members present.**

Action taken: _____

4. Matters of New Business

REGULAR AGENDA

- (a) Commending and expressing appreciation to Jennifer Bell for her services upon the occasion of her departure from the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 146-98)

Action taken: _____

- (b) Authorizing the reallocation of \$60,000 from the Chinatown Economic Development Fund's Loan Program Line Item to the Administrative Line Item and an amendment to the Personal Services Contract with the Chinatown Economic Development Group in an amount not to exceed \$75,000 to provide administrative services in support of the implementation of the Chinatown Economic Development Plan for the period August 1, 1998 to July 31, 1999. (Resolution No. 147-98)

Action taken: _____

- (c) Authorizing a Personal Services Contract with South of Market Council to provide supportive services to low income unemployed SOMA residents, particularly Temporary Assistance to Needy Families recipients and their families in an amount not to exceed \$88,000; Yerba Buena Center. (Resolution No. 148-98)

Action taken: _____

- (d) Authorizing a First Amendment to the Personal Services Contract with Keyser Marston Associates for real estate analysis concerning the evaluation of the proposed development of the Emporium site to increase the aggregate contract amount not to exceed \$40,000. (Resolution No. 149-98)

Action taken: _____

- (e) Approving a consultant to evaluate four proposals for the purchase and development of Parcel EB-2A; Yerba Buena Center. (Resolution No. 150-98)

Action taken: _____

PLEASE NOTE THAT THE FOLLOWING ITEM WILL NOT BE HEARD BEFORE 5:30 PM

- (f) Workshop on the request to the Agency to consent to the transfer of the Fillmore Center Property from Fillmore Apartments, LLC, to Elkor Realty Corporation, pursuant to the Tax Exempt Bond Financing Regulatory Agreement; Western Addition A-2.

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54957.6 to instruct the Agency's designated representative to negotiate with the International Federation of Professional and Technical Engineers, Local 21.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

1. American sign language interpreters and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible. TTY (415) 749-2500.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
3. Individuals with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities should call the City's accessibility hotline at (415) 554-8925 to discuss meeting accessibility. In order to assist the City's effort to accommodate such people, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the City to accommodate these individuals.
4. The meeting/hearing will be held at 505 Van Ness Avenue between Golden Gate and McAllister Streets, in the State Building Auditorium, in San Francisco. Accessible Muni Lines serving this location are the 31 Balboa, 38 Geary, For information call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking in the vicinity of the State Building, at Opera Plaza on Golden Gate Ave. between Van Ness and Franklin Streets.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.

Rev. 7/98



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CALIFORNIA
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: August 4, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, June 30, July 14 and 21, 1998; Closed Session Meeting, June 16, 1998.
- (b) Authorizing the expenditure of \$59,900 for the performance of the audit of the Agency's financial statements as of June 30, 1998, under the three-year contract with KPMG Peat Marwick, LLP and Williams, Adley & Company, LLP. (Resolution No. 151-98)

Action taken: _____

REGULAR AGENDA

- (c) Public Hearing to hear all persons interested in a parking variance for 654 Grove Street; Western Addition A-2.

Granting a parking variance modifying the requirement for the distance between a residential building and the related off-site parking to Autumn Glow Alzheimer's Care Home, Inc. for the development located at 654 Grove Street; Western Addition A-2. (Resolution No. 152-98)

Action taken: _____

- (d) Authorizing an Owner Participation Agreement with Autumn Glow Alzheimer's Care Home, Inc. for the rehabilitation of 654 Grove Street; Western Addition A-2. (Resolution No. 153-98)

Action taken: _____

- (e) Conditionally approving the Schematic Design for the Autumn Glow Alzheimer's Care Home, Inc. development located at 654 Grove Street; Western Addition A-2. (Resolution No. 154-98)

Action taken: _____

- (f) Authorizing an Owner Participation Agreement with Coxhead Loft Associates, LLC for the development of 2255 Bush Street; Western Addition A-2. (Resolution No. 155-98)

Action taken: _____

- (g) Conditionally approving the Schematic Design for the Coxhead Loft Associates, LLC development located at 2255 Bush Street; Western Addition A-2. (Resolution No. 156-98)

Action taken: _____

- (h) Workshop on Housing Preservation Program.

- (i) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Antonia Manor Residents and its Fiscal Agent, Val Steinberg, CPA, for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program, as part of the Agency's Housing Preservation Program. (Resolution No. 157-98)

Action taken: _____

- (j) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Resident Association of All Hallows Gardens Apartments and its Fiscal Agent, The Bayview-Hunters Point Network for Elders, for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program, as part of the Agency's Housing Preservation Program. (Resolution No. 158-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY



1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
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4. The meeting/hearing will be held at 770 Golden Gate Avenue at Gough Street, Third Floor, Commission Board Room, in San Francisco. The closest accessible **BART** Station is the Civic Center stop. Accessible **MUNI** Lines serving this location are 31 Balboa and 42 Downtown Loop. For information about **MUNI** accessible services, call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking available for the meeting/hearing for mobility impaired individuals at the back of the 770 Golden Gate Avenue building (in the San Francisco City Employees' Credit Union parking lot off Gough Street, between Turk Street and Golden Gate Avenue), or the Agency's Staff/Visitor Parking lot off Elm Street, reachable from Franklin Street, between Golden Gate Avenue and Turk Street.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



10. Closed Session

Pursuant to Government Code Section 54956.9(a) – Conference with Legal Counsel regarding existing litigation, Armax International, Inc. vs. San Francisco Redevelopment Agency and its Commissioners in their official capacities.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: August 11, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

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- (a) Authorizing a Personal Services Contract with South of Market Council to provide supportive services to low income unemployed SOMA residents, particularly Temporary Assistance to Needy Families recipients and their families in an amount not to exceed \$88,000; Yerba Buena Center. (Resolution No. 148-98) (Continued from the meeting of July 28, 1998) **(STAFF WILL RECOMMEND THIS ITEM BE CONTINUED)**

Action taken: _____

- (b) Approving a consultant to evaluate four proposals for the purchase and development of Parcel EB-2A; Yerba Buena Center. (Resolution No. 150-98) (Continued from the meeting of July 28, 1998) **(STAFF WILL RECOMMEND THIS ITEM BE CONTINUED)**

Action taken: _____

4. Matters of New Business

REGULAR AGENDA

- (a) Authorizing an amendment to the contract between the Board of Administration of the Public Employees' Retirement System and the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 159-98)

Action taken: _____

- (b) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement with Catholic Charities of the Archdiocese of San Francisco for its HIV Housing Assistance Program in an amount not to exceed \$292,501. (Resolution No. 160-98)

Action taken: _____

- (c) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$672,463 with Catholic Charities of the Archdiocese of San Francisco for its Peter Claver Community at 1340 Golden Gate Avenue. (Resolution No. 161-98)

Action taken: _____

- (d) Authorizing a Fourth Amendment which revises the performance schedule of the Disposition and Development Agreement with Armax Yerba Buena, LLC in connection with the purchase and development of Parcel 3751-H located at the northeast corner of Fourth and Harrison Streets; Yerba Buena Center. (Resolution No. 162-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
 - (a) Pursuant to Government Section 54956.9(a) – Conference with Legal Counsel regarding existing litigation – AMB Realty vs. San Francisco Redevelopment Agency.
 - (b) Pursuant to Government Code Section 54957: Appointment of Deputy Executive Director, Finance and Administration and Agency Treasurer.
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

ACCESSIBLE MEETING POLICY

1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
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SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: August 18, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

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1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Amending Section 35 of the By-laws of the Redevelopment Agency of the City and County of San Francisco to limit the circumstances under which a Commissioner may abstain from voting on a matter before the Commission. (Continued from the meetings of July 21 and 28, 1998) (Resolution No. 145-98)

The proposed By-law amendment is as follows (new language appears in **bold and underline**):

Voting. Every official act of the Agency shall be adopted by a majority vote of the Members. A "majority vote" shall mean a majority of all Members present when a quorum is present. **Each Member present shall vote "yes" or "no" when a question is put, unless excused from voting by a motion adopted by a majority of the Members present.**
(RECOMMENDED FOR CONTINUANCE)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, July 28, 1998; Closed Session Meetings, June 30, July 14, 21 and August 4, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Alexander Tenants Association and its Fiscal Agent, The North of Market Development Corporation, for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program. (Resolution No. 163-98)

Action taken: _____

- (c) Authorizing modifications to the Request for Qualifications for a Master Developer and Hilltop Housing Developer; Hunters Point Shipyard. (Resolution No. 164-98)

Action taken: _____

- (d) Authorizing a \$1,577,000 increase in construction contingency funds for the Children's Center construction contracts and the aggregation of change order authority among all such contracts; Yerba Buena Center. (Resolution No. 165-98)

Action taken: _____

- (e) Workshop on the City's Empowerment Zone Application.
- (f) Workshop on the Schematic Drawings for the GAP Building on Development Parcel C-1 located at Steuart, Folsom and Spear Streets; Rincon Point-South Beach.

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President

8. Report of the Executive Director

(a) Report on the proposed development of the Emporium site.

9. Commissioners' Questions and Matters

10. Closed Session

- (a) Pursuant to Government Code Section 54956.9(a) – Conference with Legal Counsel regarding existing litigation, Armax International, Inc. vs. San Francisco Redevelopment Agency and its Commissioners in their official capacities.

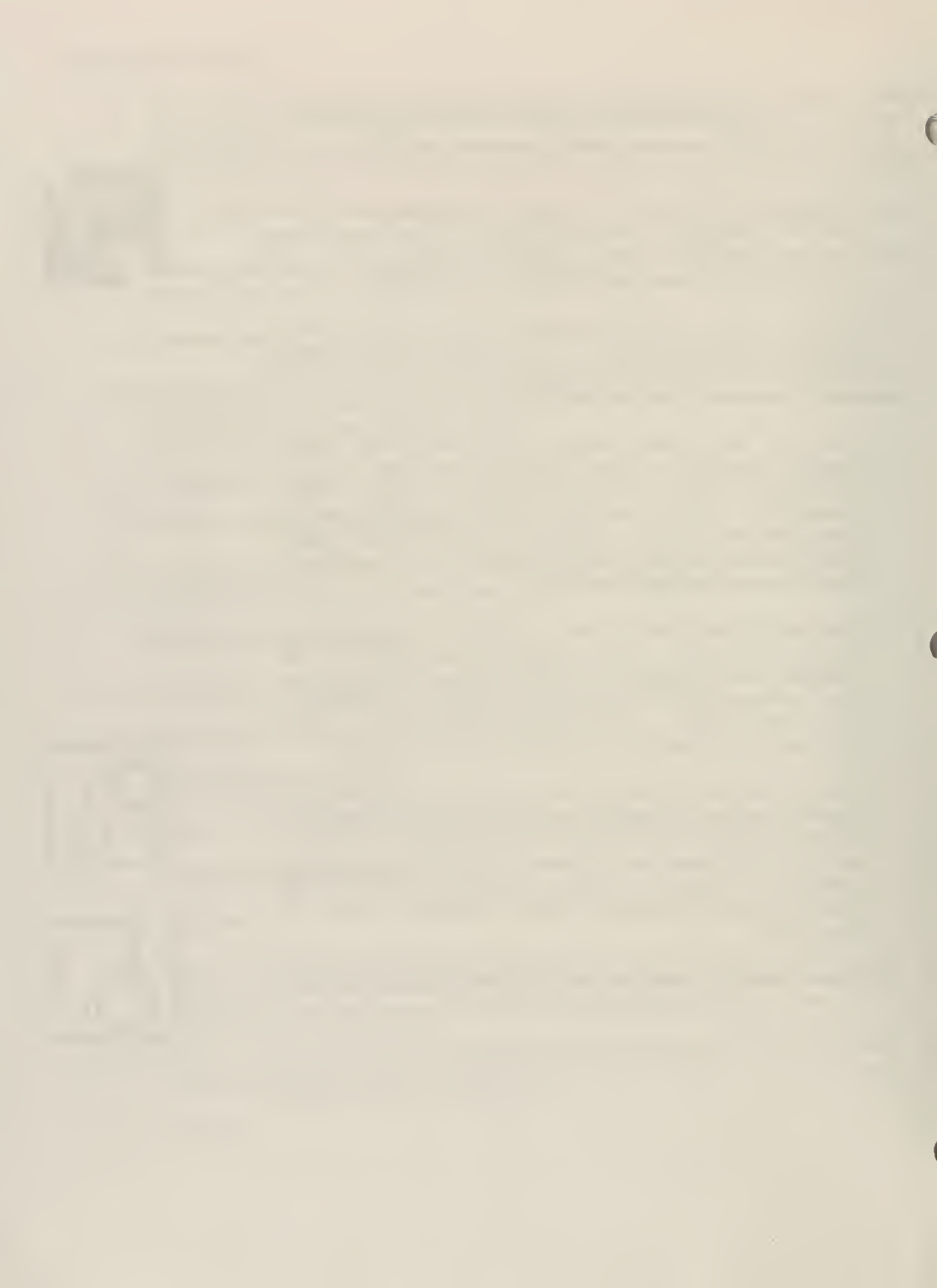
- (b) Pursuant to Government Code Section 54957: Appointment of Deputy Executive Director, Finance and Administration and Agency Treasurer.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
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SAN FRANCISCO REDEVELOPMENT AGENCY

BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS
401 VAN NESS AVENUE, ROOM 404
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: August 25, 1998
TIME: 4:00 P.M.

PLEASE NOTE CHANGE OF LOCATION TO
BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS
401 VAN NESS AVENUE, ROOM 404

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, August 4 and 11, 1998.
- (b) Authorizing a re-negotiated Memorandum of Agreement with International Federation Professional and Technical Engineers, Local 21, for the period of July 1, 1998 through June 30, 2001. (Resolution No. 166-98)
- (c) Authorizing a First Amendment to the Memorandum of Agreement with United Public Employees, Local 790 to modify salary and retirement benefits, add certain classifications to the bargaining unit as outlined in Side Letter No. 2 and to incorporate Agency Personnel Policy Amendments as Side Letter No. 3 with respect to the Equal Benefits Ordinance. (Resolution No. 167-98)

- (d) Authorizing Sylvester McGuire, Contract Compliance Specialist, to travel to Philadelphia Pennsylvania to attend "The 1998 American Contract Compliance Association Training Institute" from September 9-13, 1998 at a cost not to exceed \$2,000. (Resolution No. 168-98)

Action taken: _____

REGULAR AGENDA

- (e) Public Hearing to hear all persons interested in a Disposition and Development Agreement for Parcels 677C(1) and C(2); Western Addition A-2.

Authorizing a Disposition and Development Agreement with 1960 Sutter Street, LLC for the purchase and development of Parcels 677C(1) and C(2) located on the north side of Sutter Street between Webster and Fillmore Streets; Western Addition A-2. (Resolution No. 169-98)

Action taken: _____

- (f) Conditionally approving the Schematic Design for the 1960 Sutter Street, LLC development located on the north side of Sutter Street between Webster and Fillmore Streets; Western Addition A-2. (Resolution No. 170-98)

Action taken: _____

- (g) Consideration of the request for consent to the transfer of the Fillmore Center Property from Fillmore Apartments, LLC, to Elkor Realty Corporation, pursuant to the Tax Exempt Bond Financing Regulatory Agreement; Western Addition A-2. (Resolution No. 171-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
 - (a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located at the northeast corner of Third and Mission Streets in Yerba Buena Center and the entity the Agency may negotiate with is Third and Mission Associates, LLC.
 - (b) Pursuant to Government Code Section 54956.9(a) – Conference with Legal Counsel regarding existing litigation – AMB Realty vs. San Francisco Redevelopment Agency.

(c) Pursuant to Government Code Section 54956.9(c) – Conference with Legal Counsel regarding initiation of litigation: one potential case.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
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4. The meeting/hearing will be held in the Legislative Chambers of the Board of Supervisors, 401 Van Ness Avenue, Room 404 in San Francisco. The Chamber is wheelchair accessible. Accessible MUNI lines serving this location are: #42 Downtown Loop and the #71 Haight/Noriega and the F Line to Market and Van Ness and the Metro stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking the vicinity of the Veterans Building adjacent to Davies Hall and the War Memorial Complex.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS
401 VAN NESS AVENUE, ROOM 404
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: September 1, 1998
TIME: 4:00 P.M.

PLEASE NOTE CHANGE OF LOCATION TO
BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS,
401 VAN NESS AVENUE, ROOM 404

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Public Hearing to hear all persons interested in a Disposition and Development Agreement for Parcels 677C(1) and C(2); Western Addition A-2.

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Authorizing a Disposition and Development Agreement with 1960 Sutter Street, LLC for the purchase and development of Parcels 677C(1) and C(2) located on the north side of Sutter Street between Fillmore and Webster Streets; Western Addition A-2. (Continued from the meeting of August 25, 1998) (Resolution No. 169-98)

Action taken: _____

- (b) Conditionally approving the Schematic Design for the 1960 Sutter Street, LLC development located on the north side of Sutter Street between Fillmore and Webster Streets; Western Addition A-2. (Continued from the meeting of August 25, 1998) (Resolution No. 170-98)

Action taken: _____

4. Matters of New Business

REGULAR AGENDA

- (a) Authorizing a Third Amendment to the Agreement for Disposition of Land for Private Development with the Mexican Museum for the purchase and development of Parcel CB-1-MM located on the northerly side of Mission Street between Third and Fourth Streets; Yerba Buena Center. (Resolution No. 173-98)

Action taken: _____

- (b) Conditionally approving the Schematic Drawings for the GAP, Inc's Headquarters Office Building to be located on Development Parcel C-1; Rincon Point-South Beach. (Resolution No. 174-98)

Action taken: _____

- (c) Workshop on the Schematic Design for the Fillmore Streetscape and Urban Design Improvements; Western Addition A-2.

PLEASE NOTE THAT THE FOLLOWING ITEM WILL NOT BE HEARD BEFORE 5:30 P.M.

- (d) Workshop presentation on proposed Mission Bay North and South Redevelopment Projects

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

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5. There is accessible parking the vicinity of the Veterans Building adjacent to Davies Hall and the War Memorial Complex.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: September 15, 1998
TIME: 4:00 P.M.

A G E N D A

98
PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

Forwards to P. Board 9/10/98
DOCUMENTS DEPT.

SEP 14 1998

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, August 18, 1998; Closed Session Meetings, August 11 and 18, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Commending and expressing appreciation to G. Scott Phillips upon the occasion of his retirement from the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 175-98)

Action taken: _____

- (c) Establishing classifications of positions and compensation for the Agency staff and establishing the authority for appointment to and vacation from positions under said classifications and other matters. (Resolution No. 176-98)

Action taken: _____

- (d) Authorizing a First Amendment to the Personal Services Contract between Rudnick & Wolfe and the Redevelopment Agency of the City and County of San Francisco, to increase the aggregate contract amount by \$14,000 to \$33,000, in connection with the development of a new stadium and shopping mall at Candlestick Point. (Resolution No.177-98)

Action taken: _____

- (e) Conditionally approving the Schematic Design for the Fillmore Streetscape and Urban Design Improvements along Fillmore Street for the blocks between Post Street and Golden Gate Avenue; Western Addition A-1 and A-2. (Resolution No. 178-98)

Action taken: _____

- (f) Authorizing a Grant Agreement with the Shoreview Residents Association and its Fiscal Agent, the accounting firm of Tremelling, Montgomery & Associates, for an aggregate amount not to exceed \$25,000, under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program. (Resolution No. 179-98)

Action taken: _____

- (g) Workshop on the Transbay Redevelopment Survey Area.
- (h) Authorizing a First Amendment to a Personal Services Contract with Environmental Science Associates, Inc. to increase the amount payable under the contract to \$605,110 for Environmental Review Services; Transbay Redevelopment Survey Area. (Resolution No. 180-98)

Action taken: _____

- (i) Authorizing a Housing Opportunities for Persons with AIDS Capital Loan Agreement with Bridge Housing Corporation in an amount not to exceed \$2,000,000 for acquisition of 1 Church Street. (Resolution No. 181-98)

Action taken: _____

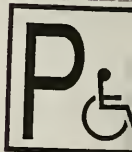
- (j) Workshop on potential revisions to eligibility criteria of the Certificate of Preference Program and the administration of the Program.
- (k) Workshop – Proposition A Affordable Housing Program..

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director

9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
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4. The meeting/hearing will be held at 770 Golden Gate Avenue at Gough Street, Third Floor, Commission Board Room, in San Francisco. The closest accessible **BART** Station is the Civic Center stop. Accessible **MUNI** Lines serving this location are 31 Balboa and 42 Downtown Loop. For information about **MUNI** accessible services, call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking available for the meeting/hearing for mobility impaired individuals at the back of the 770 Golden Gate Avenue building (in the San Francisco City Employees' Credit Union parking lot off Gough Street, between Turk Street and Golden Gate Avenue), or the Agency's Staff/Visitor Parking lot off Elm Street, reachable from Franklin Street, between Golden Gate Avenue and Turk Street.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: September 22, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, August 25, 1998; Special Meeting, August 27, 1998; and Closed Session Meeting, August 25, 1998.
- (b) Authorizing a one-month extension to the Land Maintenance Contract with Gardeners' Guild, Inc. for Landscape Maintenance Services for Community Facilities District No. 1 in an amount not to exceed \$7,000; Rincon Point-South Beach. (Resolution No. 197-98)

Action taken: _____

REGULAR AGENDA

- (c) Authorizing a Personal Services Contract with KPMG Peat Marwick, LLP for an amount not to exceed \$50,000 to evaluate proposals from four developers seeking exclusive negotiation rights for the purchase and development of Parcel EB-2A; Yerba Buena Center. (Resolution No. 198-98)

Action taken: _____

- (d) Endorsement of the strategies and funding priorities set forth in the update to the San Francisco five-year HIV/AIDS Housing Plan. (Resolution No. 199-98)

Action taken: _____

- (e) Authorizing the issuance of a Request for Proposals for the administration of a Housing Opportunities for Persons with AIDS Partial Rent Subsidy Program in an amount not to exceed \$1,200,000. (Resolution No. 200-98)

Action taken: _____

- (f) Workshop on Tax-Exempt Mortgage Revenue Bonds.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

- (a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located at the northwest corner of Seventh and Mission Streets (Federal Office Building) and the entities the Agency may negotiate with are S.Y. Investment Co. and the General Services Administration.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
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SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: September 29, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, September 1 and 15, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a Personal Services Contract in an amount not to exceed \$40,000 for the first year of a three-year contract beginning October 1, 1998, and with a total amount not to exceed \$130,000 over the three-year term, with either McCoy's Patrol Service or Cypress Patrol for security guard services at South Beach Harbor and South Beach Park; Rincon Point-South Beach. (Resolution No. 201-98)

Action taken: _____

- (c) Authorizing the issuance of a Request for Proposals and approving advertising expenses in connection with the disposition and development of Site X, consisting of 12 lots located on the south side of Keith Street at Hudson Avenue, and Site FF-2, a single lot located on the north side of Oakdale Avenue at Keith Street, both for affordable for-sale homes; Hunters Point. (Resolution No. 202-98)

Action taken: _____

- (d) Authorizing the issuance, sale and delivery of Multifamily Housing Revenue Bonds (GNMA Collateralized – 1045 Mission Apartments) in one or more series in an aggregate principal amount not to exceed \$30,000,000, to finance residential facilities at 1045 Mission Street for redevelopment purposes and approving and authorizing actions and documents relating thereto; South of Market. (Resolution No. 203-98)

Action taken: _____

- (e) Public Hearing to hear all persons interested in the lease of land located at 1555 Turk Street; Western Addition A-2.

Authorizing the Executive Director to enter into: (1) a Purchase Agreement with Laurel Gardens of Bethel A.M.E. Church, Inc. an amount not to exceed \$1,328,173; (2) a Tax Increment Loan Agreement with Laurel Gardens of Bethel A.M.E. Church, L.P. in an amount not to exceed \$672,915; and (3) a 99-year Ground Lease with Laurel Gardens of Bethel A.M.E. Church, L.P. related to the acquisition and rehabilitation of Laurel Gardens, 1555 Turk Street, as part of the Agency's Housing Preservation Program; Western Addition A-2. (Resolution No. 204-98)

Action taken: _____

- (f) Authorizing the issuance, sale and delivery of Multifamily Housing Revenue Bonds (GNMA Collateralized – Laurel Gardens Apartments) in one or more series in an aggregate principal amount not to exceed \$3,000,000, to finance residential facilities at 1555 Turk Street for redevelopment purposes and approving and authorizing actions and documents relating thereto; Western Addition A-2. (Resolution No. 205-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

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SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: October 6, 1998
TIME: 4:00 P.M.

PLEASE NOTE: THE REDEVELOPMENT AGENCY COMMISSIONERS WILL MEET AS THE PROPOSITION A HOUSING ADVISORY COMMITTEE BEGINNING AT 4:00 P.M. THE REDEVELOPMENT AGENCY MEETING WILL BEGIN AS SOON THEREAFTER AS THE HOUSING ADVISORY COMMITTEE MEETING AGENDA IS CONCLUDED.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Public Hearing to hear all persons interested in the lease of land located at 1555 Turk Street; Western Addition A-2.

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Authorizing the Executive Director to enter into: (1) a Purchase Agreement with Laurel Gardens of Bethel A.M.E. Church, Inc., in an amount not to exceed \$1,328,173; (2) a Tax Increment Loan Agreement with Laurel Gardens of Bethel A.M.E. Church, L.P. in an amount not to exceed \$672,915; and (3) a 99-year Ground Lease with Laurel Gardens of Bethel A.M.E. Church, L.P. related to the acquisition and rehabilitation of Laurel Gardens, 1555 Turk Street, as part of the Agency's Housing Preservation Program; Western Addition A-2. (Resolution No. 204-98)
(Continued from the meeting of September 29, 1998)

Action taken: _____

- (b) Authorizing the issuance, sale and delivery of Multifamily Housing Revenue Bonds (GNMA Collateralized – Laurel Gardens Apartments) in one or more series in an aggregate principal amount not to exceed \$3,000,000, to finance residential facilities at 1555 Turk Street for redevelopment purposes and approving and authorizing actions and documents relating thereto; Western Addition A-2. (Resolution No. 205-98) (Continued from the meeting of September 29, 1998)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, September 22, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing approval of the issuance, sale and delivery of Mortgage Revenue Bonds and related actions and documents with respect to the refunding of the Mariposa Gardens Apartments located at 501 Hampshire Street in an amount not to exceed \$14,000,000. (Resolution No. 208-98)

Action taken: _____

- (c) Authorizing a First Amendment to the Personal Services Contract with the Market Street Association in an amount not to exceed \$25,000 for services to the Project Area Committee; Mid-Market Survey Area. (Resolution No. 209-98)

Action taken: _____

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President

8. Report of the Executive Director

9. Commissioners' Questions and Matters

10. Closed Session

- (a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located at the northeast corner of Third and Mission Streets in Yerba Buena Center and the entity the Agency may negotiate with is Third and Mission Associates, LLC.

- (b) Pursuant to Government Code Section 54957 on personnel, with respect to the position of Executive Director.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

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SAN FRANCISCO REDEVELOPMENT AGENCY

San Francisco Public Library
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770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: October 20, 1998
TIME: 4:00 P.M.

OCT 19 1998

SAN FRANCISCO
PUBLIC LIBRARY

PLEASE NOTE: THE REDEVELOPMENT AGENCY COMMISSIONERS WILL MEET AS THE PROPOSITION A HOUSING ADVISORY COMMITTEE BEGINNING AT 4:00 P.M. THE REDEVELOPMENT AGENCY MEETING WILL BEGIN AS SOON THEREAFTER AS THE HOUSING ADVISORY COMMITTEE MEETING AGENDA IS CONCLUDED.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Authorizing a Third Amendment to the Letter Agreement with the Treasure Island Development Authority increasing the amount of the Agreement by \$52,000 to reimburse the Agency for oversight of environmental remedial activities; Treasure Island. (Resolution No. 210-98)

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a Housing Opportunities for Persons with AIDS Capital Loan Agreement with San Francisco Housing Development Corporation in an amount not to exceed \$750,000 for acquisition of 4445 3rd Street. (Resolution No. 211-98)

Action taken: _____

- (c) Amending Section 35 of the By-laws of the Redevelopment Agency of the City and County of San Francisco to limit the circumstances under which a Commissioner may abstain from voting on a matter before the Commission. (Resolution No. 212-98)

The proposed By-law amendment is as follows (new language appears in **bold and underline**):

Voting. Every official act of the Agency shall be adopted by a majority vote of the Members. A "majority vote" shall mean a majority of all Members present when a quorum is present. **Each Member present shall vote "yes" or "no" when a question is put, unless excused from voting by a motion adopted by a majority of the Members present.**

Action taken: _____

- (d) Authorizing a Fourth Amendment to the Turner Construction Company contract in an amount not to exceed \$250,000 for construction management services for the Children's Center and Garden on Central Block 3; Yerba Buena Center. (Resolution No. 213-98)

Action taken: _____

- (e) Authorizing approval of amendments to certain bond documents with respect to the remarketing of Multifamily Mortgage Revenue Bonds related to Webster Tower and Terrace located at 1489 Webster Street; Western Addition A-2. (Resolution No. 214-98)

Action taken: _____

- (f) Workshop on housing and park design for Minna Park Family Housing located at 529-539 Minna Street; South of Market.
- (g) Authorizing the assignment of Affordable Housing Program Loan Agreements and Regulatory and Grant Agreements from Minna-Russ Housing Development Corporation to Minna Park Housing Partners for the development of 529-539 Minna Street; South of Market/Citywide Tax Increment Housing Program. (Resolution No. 215-98)

Action taken: _____

- (h) Authorizing a First Amendment to the Regulatory and Grant Agreement dated November 24, 1997 in an amount not to exceed \$780,605 with Minna Park Housing Partners for the development of 529-539 Minna Street; South of Market/ Citywide Tax Increment Housing Program. (Resolution No. 216-98)

Action taken: _____

- (i) Workshop presentation on the Schematic Design for the Mexican Museum located on Mission Street between Third and Fourth Streets; Yerba Buena Center.

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY



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6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
 - (a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:
 - (i) Hunters Point Naval Shipyard with The Point.
 - (ii) northwest corner of Van Ness Avenue and Myrtle Street in the Western Addition A-2 with Centris Investment Company, Inc.
 - (iii) northeast corner of Third and Mission Streets in Yerba Buena Center with Third and Mission Associates.
 - (b) Pursuant to Government Code Section 54957 on personnel, with respect to the position of Executive Director.
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: October 27, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Authorizing travel for Olson Lee, Housing Program Manager, to attend the Association of Local Housing Finance Agencies Fall Education Educational Conference, November 19-21, 1998, in Minneapolis, Minnesota, at a cost not to exceed \$1,300. (Resolution No. 217-98)
- (b) Authorizing a First Amendment to an Affordable Supportive Housing Program Regulatory and Grant Agreement with Mission Housing Development Corporation to increase the grant amount by \$43,873 in connection with the rehabilitation of 44 very low income rental units located at 22 South Park Avenue; Citywide Tax Increment Housing Program. (Resolution No. 218-98)
- (c) Authorizing a First Amendment to an Affordable Supportive Housing Program Regulatory and Grant Agreement with Mission Housing Development Corporation to decrease the grant amount by \$43,873 in connection with the rehabilitation of 40 very low income rental units located at 102 South Park Avenue; Citywide Tax Increment Housing Program. (Resolution No. 219-98)
- (d) Authorizing a Second Amendment to a Rental Housing Construction Program Loan Agreement with Tenderloin Neighborhood Development Corporation in order to reallocate the disbursement budget in connection with the rehabilitation of 105 low income rental units located at 217 Eddy Street; Citywide Tax Increment Housing Program. (Resolution No. 220-98)

- (e) Authorizing a First Amendment to the Operating Agreement between Zeum and the Redevelopment Agency of the City and County of San Francisco; Yerba Buena Center. (Resolution No. 221-98)
- (f) Authorizing a one-month extension to the Land Maintenance Contract with Gardeners' Guild, Inc. for Landscape Maintenance Services for Community Facilities District No. 1 in an amount not to exceed \$7,000; Rincon Point-South Beach. (Resolution No. 222-98)

Action taken: _____

REGULAR AGENDA

- (g) Authorizing a Grant Agreement with the Sutter Apartments Residents Group and a Fiscal Agent Contract with its Fiscal Agent, the accounting firm of Tremelling & Von Rusten, LLP, for an aggregate amount not to exceed \$23,200, under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program. (Resolution No. 223-98)

Action taken: _____

- (h) Authorizing a Fourth Amendment to the Agreement for Disposition of Land for Private Development with The Mexican Museum for the purchase and development of Parcel CB-1-MM located on the northerly side of Mission Street between Third and Fourth Streets; Yerba Buena Center. (Resolution No. 224-98)

Action taken: _____

- (i) Conditionally approving the Schematic Design for the Mexican Museum on Parcel CB-1-MM located on the northerly side of Mission Street between Third and Fourth Streets; Yerba Buena Center. (Resolution No. 225-98)

Action taken: _____

- (j) Authorizing a Letter Agreement with the City and County of San Francisco, Office of the City Attorney, in an amount not to exceed \$300,000, for Legal Analysis, Advice and Consultation in connection with the base conversion of the Hunters Point Naval Shipyard; Hunters Point Shipyard. (Resolution No. 226-98)

Action taken: _____

- (k) Authorizing award of Contract No. R-3, Signage and Graphic Devices at Yerba Buena Center for the Arts, in an amount not to exceed \$86,079, to Signs America, Inc.; Yerba Buena Center. (Resolution No. 227-98)

Action taken: _____

- (l) Consideration of an amendment to the Schematic Design approval for the Pacific Bell Ballpark, to permit installation of a "Coca-Cola" Children's Play Area to be located at Third Street, King Street, the terminus of Second Street and China Basin Channel; Rincon Point-South Beach. (Resolution No. 228-98)

Action taken: _____

- (m) Consideration of a Personal Services Contract with an independent consultant for an amount not to exceed \$75,000 to evaluate proposals of four developers seeking exclusive negotiation rights for the development of the Hunters Point Shipyard; Hunters Point Shipyard. (Resolution No. 229-98)

Action taken: _____

- (n) Authorizing a contract for the Fillmore Street Holiday Celebration Event; Western Addition A-2. (Resolution No. 230-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
 - (a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located at the northeast corner of Third and Mission Streets in Yerba Buena Center and the entity the Agency may negotiate with is Third and Mission Associates, LLC.
 - (b) Pursuant to Government Code Section 54957 on personnel, with respect of the position of Executive Director.
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
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SAN FRANCISCO REDEVELOPMENT AGENCY

401 VAN NESS AVENUE
BOARD OF SUPERVISORS' COMMITTEE ROOM 410
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

Date: November 10, 1998
Time: 4:00 p.m.,

PLEASE NOTE CHANGE OF LOCATION TO 401 VAN NESS AVENUE, BOARD OF SUPERVISORS' COMMITTEE ROOM 410

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

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- (a) Consideration of a Personal Services Contract with an independent consultant for an amount not to exceed \$75,000 to evaluate proposals of four developers seeking exclusive negotiation rights for the development of the Hunters Point Shipyard; Hunters Point Shipyard. (Resolution No. 229-98) (Continued from the meeting of October 27, 1998) **(STAFF RECOMMENDS THIS ITEM BE CONTINUED)**

Action taken: _____

- (b) Authorizing a Personal Services Contract in an amount not to exceed \$50,000 with the Fillmore Jazz Preservation District Merchants' Association to produce the 1998 Fillmore Jazz Preservation District Holiday Celebration; Western Addition A-2. (Resolution No. 230-98) (Continued from the meeting of October 27, 1998)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

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- (a) Approval of Minutes: Regular Meetings, September 29, October 6, 20 and 27, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a modification to the Request for Qualifications for the Hunters Point Shipyard Master Developer to permit candidates to add associated development entities; Hunters Point Shipyard. (Resolution No. 231-98)

Action taken: _____

- (c) Authorizing a Third Amendment to the Disposition and Development Agreement (which revises the Schedule of Performance) with The Jewish Museum San Francisco for the purchase and development of Parcel CB-1-JSS (the Jessie Street Substation) located on the northerly side of Mission Street between Third and Fourth Streets; Yerba Buena Center. (Resolution No. 232-98)

Action taken: _____

- (d) Authorizing the Executive Director to enter into a Purchase and Sale Agreement with S.Y. Investment Co., Inc. for parcels related to the proposed Federal Office Building at 7th and Mission Streets; Federal Office Building Redevelopment Project Area. (Resolution No. 233-98)

Action taken: _____

- (e) Workshop on the Delta Hotel; South of Market.

- (f) Authorizing Exclusive Negotiations for the purchase and development of Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center. (Resolution No. 234-98)

Action taken: _____

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

- (a) northeast corner of Third and Mission Streets in Yerba Buena Center with Third and Mission Associates, LLC.
- (b) northwest corner of Seventh and Mission Streets (Federal Office Building) with Federal General Services Administration.

Pursuant to Government Code Section 54956.9(a), Conference with Legal Counsel - existing litigation: San Francisco Redevelopment Agency vs. Walker et al Superior Court No. 980818.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

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5. There is accessible parking the vicinity of the Veterans Building adjacent to Davies Hall and the War Memorial Complex.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: November 17, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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REGULAR AGENDA

- (a) Authorizing an expenditure of funds not to exceed \$51,000 for the purchase of a replacement pickup and mid-size sedan. (Resolution No. 235-98)

Action taken: _____

- (b) Authorizing an Assignment and Assumption Agreement with Mission Housing Development Corporation and the Women's Alcoholism Center to assign an existing 1990 Loan Agreement in connection with the sale and transfer of property located at 1724 Bryant Street from Mission Housing Development Corporation to the Women's Alcoholism Center; Citywide Tax Increment Housing Program. (Resolution No. 236-98)

Action taken: _____

- (c) Authorizing a Second Amendment to the Disposition and Development Agreement with the Japanese American Religious Federation Assisted Living Facility, Inc. for the purchase and development of Parcels 674-C&F, located on the southeast corner of Bush and Laguna Streets; Western Addition A-2. (Resolution No. 237-98)

Action taken: _____

- (d) Approving the Replacement Housing Plan related to the proposed rehabilitation of the Delta Hotel; South of Market. (Resolution No. 238-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

401 VAN NESS AVENUE
BOARD OF SUPERVISORS' COMMITTEE ROOM 410
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: November 24, 1998
TIME: 4:00 P.M.

PLEASE NOTE CHANGE OF LOCATION TO 401 VAN NESS AVENUE, BOARD OF SUPERVISORS' COMMITTEE ROOM 410

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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SAN FRANCISCO
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REGULAR AGENDA

- (a) Authorizing the transfer of \$30,000 from the Chinatown Economic Development Fund's Marketing Budget to the Aesthetics Budget and authorizing a Personal Services Contract with the Chinatown Community Development Center in an amount not to exceed \$39,000 to market the street cleaning services business venture from October 1, 1998 to September 30, 1999; Chinatown Economic Development Program. (Resolution No. 239-98)

Action taken: _____

- (b) Authorizing a Personal Services Contract with Maintrain in an amount not to exceed \$65,000 to provide street cleaning services from October 1, 1998 to September 30, 1999; Chinatown Economic Development Program. (Resolution No. 240-98))

Action taken: _____

- (c) Authorizing a Second Amendment in an amount not to exceed \$20,000 to the Personal Services Contract between Keyser Marston Associates, Inc. and the Redevelopment Agency of the City and County of San Francisco; Yerba Buena Center. (Resolution No. 241-98)

Action taken: _____

- (d) Approving the Replacement Housing Plan related to the rehabilitation of the Grand Southern Hotel; South of Market. (Resolution No. 242-98)

Action taken: _____

- (e) Approving the Replacement Housing Plan related to the rehabilitation of the Rose Hotel; South of Market. (Resolution No. 243-98)

Action taken: _____

- (f) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$248,872 with Larkin Street Youth Center for its Assisted Care Facility at 129 Hyde Street. (Resolution No. 244-98)

Action taken: _____

- (g) Authorizing a Personal Services Contract with Robert Poyas, Inc. for Landscape Maintenance Services in Community Facilities District No. 1 in an amount not to exceed \$200,060; Rincon Point-South Beach. (Resolution No. 245-98)

Action taken: _____

- (h) Workshop on Bayview Hunters Point Revitalization Concept Plan.

- (i) Workshop on Muni Third Street Light Rail Program.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters

10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

(a) Hunters Point Naval Shipyard with The Point.

(b) 1820 Post Street in the Western Addition A-2 with Golden Gate Apartments, Ltd.

Pursuant to Government Code Section 54956.9(b) - Conference with Legal Counsel: - anticipated litigation - one potential case.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

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6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: December 1, 1998
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum

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2. Report on actions taken at previous Closed Session meeting, if any.

NOV 30 1998

3. Matters of Unfinished Business

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- (a) Authorizing the transfer of \$30,000 from the Chinatown Economic Development Fund's Marketing Budget to the Aesthetics Budget and authorizing a Personal Services Contract with the Chinatown Community Development Center in an amount not to exceed \$39,000 to market the street cleaning services business venture from October 1, 1998 to September 30, 1999; Chinatown Economic Development Program. (Resolution No. 239-98) (Continued from the meeting of November 24, 1998)

Action taken: _____

- (b) Authorizing a Personal Services Contract with Maintrain in an amount not to exceed \$65,000 to provide street cleaning services from October 1, 1998 to September 30, 1999; Chinatown Economic Development Program. (Resolution No. 240-98) (Continued from the meeting of November 24, 1998)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, November 10 and 17, 1998.

REGULAR AGENDA

- (b) Authorizing a Regulatory and Grant Agreement in an amount not to exceed \$150,148 with the Alexis Apartments of Saint Patrick's Parish for the construction of capital improvements to the Alexis Apartments housing development as part of the Agency's Tax Increment Housing Program. (Resolution No. 246-98)

Action taken: _____

- (c) Authorizing the Executive Director to enter into a Purchase Agreement with the Golden Gate Apartments, Ltd. to buy the 72-unit residential project at 1820 Post Street for a price of \$6,772,500 as part of the Agency's Housing Preservation Program; Western Addition A-2. (Resolution No. 247-98)

Action taken: _____

- (d) Expressing the intent of the Redevelopment Agency of the City and County of San Francisco to issue Multifamily Mortgage Revenue Bonds or Notes in one or more series to finance residential facilities at 1820 Post Street for Redevelopment purposes in an amount not to exceed \$6,500,000; Western Addition A-2. (Resolution No. 248-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

- (a) northeast corner of Third and Mission Streets in Yerba Buena Center and the entity the Agency may negotiate with is Third and Mission Associates, LLC.
- (b) site of the Emporium store located on Market Street between Fourth and Fifth Streets with Forest City Development Company.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY



1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
3. Individuals with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities should call the City's accessibility hotline at (415) 554-8925 to discuss meeting accessibility. In order to assist the City's effort to accommodate such people, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the City to accommodate these individuals.
4. The meeting/hearing will be held at 770 Golden Gate Avenue at Gough Street, Third Floor, Commission Board Room, in San Francisco. The closest accessible **BART** Station is the Civic Center stop. Accessible **MUNI** Lines serving this location are 31 Balboa and 42 Downtown Loop. For information about **MUNI** accessible services, call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking available for the meeting/hearing for mobility impaired individuals at the back of the 770 Golden Gate Avenue building (in the San Francisco City Employees' Credit Union parking lot off Gough Street, between Turk Street and Golden Gate Avenue), or the Agency's Staff/Visitor Parking lot off Elm Street, reachable from Franklin Street, between Golden Gate Avenue and Turk Street.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available



SAN FRANCISCO REDEVELOPMENT AGENCY

BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS
401 VAN NESS AVENUE, ROOM 404
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: December 8, 1998
TIME: 4:00 P.M.

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JOINT PUBLIC HEARING SAN FRANCISCO REDEVELOPMENT AGENCY

AND

CITY PLANNING COMMISSION

TUESDAY, DECEMBER 8, 1998

BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS

401 VAN NESS AVENUE, ROOM 404

4:00 P.M.

JOINT PUBLIC HEARING AGENDA

1. Recognition of a Quorum
- A. Joint Public Hearing with the Planning Commission to receive public comment on the Draft Environmental Impact Report for the proposed Yerba Buena Center Redevelopment Project Area Expansion/Emporium Site Development.
- B. Closing of Public Hearing

REGULAR MEETING AGENDA

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Consideration of a Personal Services Contract with KPMG Peat Marwick, LLP in an amount not to exceed \$120,000 to evaluate proposals of developers seeking exclusive negotiation rights to be Master Developer of the Hunters Point Shipyard: Hunters Point Shipyard. (Resolution No. 229-98) (Continued from the meetings of October 27 and November 10, 1998)

Action taken: _____

4. Matters of New Business

- (a) Authorizing a First Amendment to a Personal Services Contract with Regina Davis and Associates for Planning Services for an amount not to exceed \$10,642 for the preparation of the Bayview Hunters Point Revitalization Concept Plan; South Bay shore. (Resolution No. 249-98)

Action taken: _____

- (b) Authorizing an Eighth Amendment to the Land Disposition Agreement between the Redevelopment Agency of the City and County of San Francisco and Third and Mission Associates, LLC for the development of Parcel EB-1; Yerba Buena Center. (Resolution No. 250-98)

Action taken: _____

- (c) Authorizing the Executive Director to accept Second Mortgages in the amount of \$862,200 and approximately \$694,546 as payment in full of the Loan Agreements in the original principal amount of \$4,715,000 with Housing Development and Neighborhood Preservation Corporation for the development of first time homeowner units for low and moderate income families at 101 Valencia Street; Citywide Tax Increment Housing Program. (Resolution No. 251-98)

Action taken: _____

**PLEASE NOTE THAT THE FOLLOWING ITEMS WILL NOT BE HEARD
BEFORE 6:00 P.M.**

- (d) Expressing the intent of the Redevelopment Agency of the City and County of San Francisco to issue Multifamily Mortgage Revenue Bonds or Notes in one or more series to finance residential facilities at 1 Church Street for redevelopment purposes in an amount not to exceed \$12,000,000; Citywide Tax Increment Housing Program. (Resolution No. 252-98)

Action taken: _____

- (e) Authorizing revisions to the Eligibility Standards of the Certificate Program to include persons at least 18 years of age or legally emancipated minors who were minor children or adults in the household at the time of displacement and who appear in the Agency's Site Occupancy Records. (Resolution No. 253-98))

Action taken: _____

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is the Fitch Street Waterfront Parcel located east of Innes Avenue (Assessor's Block 4607, Lot 23) in the South Bayshore Survey Area with Ray Ferrari, et al.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
2. Minutes, if any, of the meeting/hearing will be made available in alternative formats upon request. If you require the use of a reader during the meeting, please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing.
3. Individuals with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities should call the City's accessibility hotline at (415) 554-8925 to discuss meeting accessibility. In order to assist the City's effort to accommodate such people, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the City to accommodate these individuals.
4. The meeting/hearing will be held in the Legislative Chambers of the Board of Supervisors, 401 Van Ness Avenue, Room 404 in San Francisco. The Chamber is wheelchair accessible. Accessible MUNI lines serving this location are: #42 Downtown Loop and the #71 Haight/Noriega and the F Line to Market and Van Ness and the Metro stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking the vicinity of the Veterans Building adjacent to Davies Hall and the War Memorial Complex.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA 94102
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AGENDA

NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457

THERE WILL BE ~~NO~~ COMMISSION MEETING ON
DECEMBER 15, 1998

THE NEXT REGULAR MEETING WILL BE HELD ON
DECEMBER 22, 1998

Prepared and mailed December 10, 1998

-OVER-

**HOUSING COMMITTEE
OF THE AFFORDABLE HOUSING AND HOME OWNERSHIP BOND
PROGRAM
CITY AND COUNTY OF SAN FRANCISCO**

770 Golden Gate Avenue
San Francisco, CA 94102
Third Floor Commission Board Room

Date: December 8, 1998

NOTICE

**There will be no Housing Committee meeting on
December 15, 1998.**

**A special meeting will be held on
December 22, 1998, at 4:00 p.m.,
at the San Francisco Redevelopment Agency,
located at 770 Golden Gate Avenue, 3rd Floor
Commission meeting room.**

**NOTE: QUESTIONS MAY BE DIRECTED TO Arlene Joyner,
Housing Committee Secretary at 415 252-3142.**

SAN FRANCISCO REDEVELOPMENT AGENCY

770 Golden Gate Avenue
San Francisco, CA 94102
749-2400

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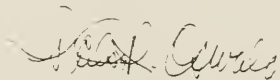
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Joint

CALL AND NOTICE OF SPECIAL MEETING
OF THE
REDEVELOPMENT AGENCY OF THE CITY AND COUNTY OF
SAN FRANCISCO

PURSUANT TO SECTION 32 OF THE BYLAWS OF THE AGENCY, NOTICE IS
HEREBY GIVEN that a Special Meeting of the Redevelopment Agency of the
City and County of San Francisco will be held at 401 Van Ness Avenue, Room
404 (Board of Supervisors' Legislative Chambers), San Francisco, California, at
1:30 o'clock p.m. on Thursday, December 17, 1998, to hold a Joint Meeting with
the City Planning Commission for the purpose of conducting a joint public
hearing to receive public comments on the Revised Draft Environmental Impact
Statement/ Environmental Impact Report (RDEIS/ EIR) for the Hunters Point
Shipyard Redevelopment Plan.



Patsy R. Oswald
Agency Secretary

Date: December 10, 1998

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
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4. The meeting/hearing will be held in the Legislative Chambers of the Board of Supervisors, 401 Van Ness Avenue, Room 404 in San Francisco. The Chamber is wheelchair accessible. Accessible **MUNI** lines serving this location are: #42 Downtown Loop and the #71 Haight/Noriega and the F Line to Market and Van Ness and the Metro stations at Van Ness and Market and at Civic Center. For more information about **MUNI** accessible services, call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking the vicinity of the Veterans Building adjacent to Davies Hall and the War Memorial Complex.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
THIRD FLOOR COMMISSION BOARD ROOM
www.ci.sf.ca.us/sfra

DATE: December 22, 1998
TIME: 4:00 P.M.

NOTE: STARTING TUESDAY, JANUARY 19, 1999, THE REDEVELOPMENT AGENCY WILL MEET EVERY TUESDAY AT 5:00 P.M. IN HEARING ROOM 408 IN THE NEW CITY HALL, 1 DR. CARLTON B. GOODLETT PLACE.

PLEASE NOTE: THE REDEVELOPMENT AGENCY COMMISSIONERS WILL MEET AS THE PROPOSITION A HOUSING ADVISORY COMMITTEE BEGINNING AT 4:00 P.M. THE REDEVELOPMENT AGENCY MEETING WILL BEGIN AS SOON THEREAFTER AS THE HOUSING ADVISORY COMMITTEE MEETING AGENDA IS CONCLUDED.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, November 24 and December 1, 1998; Closed Session Meetings, October 20 and 27 and November 10, 1998.
- (b) Authorizing amendments to the Salary Resolution to provide cost of living adjustments as approved by the Commission for Local 790 and Local 21. (Resolution No. 254-98)

Action taken: _____

REGULAR AGENDA

- (c) Election of President and Vice President.

Action taken: _____

- (d) Commending and expressing appreciation to Benson I. Hattem for his services upon the occasion of his retirement from the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 255-98)

Action taken: _____

- (e) Commending and expressing appreciation to Ray Aquino for his services upon the occasion of his retirement from the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 256-98)

Action taken: _____

- (f) Authorizing continuation of Agency policy of waiving fees for non-profit community sailing organizations for up to seven berths in the South Beach Harbor; Rincon Point-South Beach. (Resolution No. 257-98)

Action taken: _____

- (g) Authorizing an agreement with Lysa Allman-Baldwin and Mark Baldwin for the repurchase of 53 Rebecca Lane, to accept a deed-in-lieu of foreclosure for the Agency's second mortgage, and to expend up to \$105,000 to retire the first mortgage and certain other expenses incurred by the owners, and to expend up to \$20,000 for repairs; Hunters Point. (Resolution No. 258-98)

Action taken: _____

- (h) Authorizing a Predevelopment Loan to Fillmore Renaissance Associates, L.P., in an amount not to exceed \$1 million for parking garage predevelopment costs in connection with development of Parcel 732-A, located on the northeast corner of Fillmore and Eddy Streets; Western Addition A-2. (Resolution No. 259-98)

Action taken: _____

- (i) Authorizing a Regulatory and Grant Agreement in an amount not to exceed \$300,000 with Minna Russ Housing Development Corporation for the development of a Children's Park at 529-539 Minna Street; South of Market (Resolution No. 260-98)

Action taken: _____

- (j) Authorizing a Personal Services Contract with Made By the Bay, in an amount not to exceed \$100,000 to provide technical assistance and on-site factory training services for garment factories that employ Chinatown residents from January 1, 1999 through December 31, 1999; Chinatown Economic Development Plan. (Resolution No. 261-98)

Action taken: _____

- (k) Authorizing a Second Amendment to Lease Agreement between the Agency and the Navy to extend the terms of the existing lease for Building 606 and expand the premises for a helipad; Hunters Point Shipyard. (Resolution No. 262-98)

Action taken: _____

- (l) Authorizing an Amended and Restated Sublease Agreement between the Agency and the San Francisco Police Department to extend the terms of the existing lease for Building 606 and to expand the premises for helipad; Hunters Point Shipyard. (Resolution No. 263-98)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director

Notice of Funding Availability for replacement housing in the South of Market.

9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

THERE WILL BE NO COMMISSION MEETING ON DECEMBER 29, 1998 AND JANUARY 5, 1999.

THE NEXT REGULAR COMMISSION MEETING WILL BE HELD ON JANUARY 12, 1999.

SAN FRANCISCO REDEVELOPMENT AGENCY
ACCESSIBLE MEETING POLICY

1. American sign language and/or a sound enhancement system will be available upon request at the meeting/hearing. Please contact Patsy Oswald at (415) 749-2457 at least 72 hours prior to the meeting/hearing. Late requests will be honored if possible.
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4. The meeting/hearing will be held at 770 Golden Gate Avenue at Gough Street, Third Floor, Commission Board Room, in San Francisco. The closest accessible **BART** Station is the Civic Center stop. Accessible **MUNI** Lines serving this location are 31 Balboa and 42 Downtown Loop. For information about **MUNI** accessible services, call the Accessible Services Program at (415) 923-6142.
5. There is accessible parking available for the meeting/hearing for mobility impaired individuals at the back of the 770 Golden Gate Avenue building (in the San Francisco City Employees' Credit Union parking lot off Gough Street, between Turk Street and Golden Gate Avenue), or the Agency's Staff/Visitor Parking lot off Elm Street, reachable from Franklin Street, between Golden Gate Avenue and Turk Street.
6. Accessible seating for persons with disabilities (including those using wheelchairs) will be available.



SAN FRANCISCO REDEVELOPMENT AGENCY

770 GOLDEN GATE AVENUE
SAN FRANCISCO, CA. 94102
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DATE: January 12, 1999
TIME: 4:00 P.M.

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NOTE; STARTING TUESDAY, JANUARY 19, 1999, THE REDEVELOPMENT AGENCY WILL MEET EVERY TUESDAY AT 4:00 P.M. IN HEARING ROOM 416 IN THE NEW CITY HALL, 1 DR. CARLTON B. GOODLETT PLACE

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Authorizing a Personal Services Contract with Made By the Bay, in an amount not to exceed \$100,000 to provide technical assistance and on-site factory training services for garment factories that employ Chinatown residents from January 1, 1999 through December 31, 1999; Chinatown Economic Development Program. (Resolution No. 261-98) (Continued from the meeting of December 22, 1998)

Action taken: _____
 - (b) Authorizing a competitive bid process by the Chinatown Economic Development Group for the recommendation (subject to Redevelopment Agency Commission approval) of Personal Services Contracts in an aggregate amount not to exceed \$488,000 to provide, for the Chinatown community, economic development services that are consistent with Community Development Block Grant requirements; Chinatown Economic Development Program.(Resolution No. 264-98) (Continued from the meeting of December 22, 1998)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, December 8 and 22, 1998; Closed Session Meetings, November 24, December 1 and 8, 1998; and Special Meeting, December 17, 1998.

Action taken: _____

REGULAR AGENDA

- (b) Amending Sections 3, 31 and 36 of the By-laws of the Redevelopment Agency of the City and County of San Francisco to change the location of Commission Meetings and the order of business at Commission Meetings (per attached resolution). (Resolution No. 1-99)

Action taken: _____

- (c) Approving changes to the composition of the membership of the Rincon Point-South Beach Citizens Advisory Committee; Rincon Point-South Beach. (Resolution No. 2-99)

Action taken: _____

- (d) Authorizing a First Amendment to the Personal Services Contract with Mission Hiring Hall's South of Market Employment Center for Employment Development Services in an amount not to exceed \$18,500; Yerba Buena Center. (Resolution No. 3-99)

Action taken: _____

- (e) Authorization to negotiate exclusively with the Chinatown Community Development Center for an agreement regarding the right to assume the Agency's rights with respect to the purchase and acquisition of the Golden Gate Apartments, 1820 Post Street, as part of the Agency's Housing Preservation Program; Western Addition A-2. (Resolution No. 4-99)

Action taken: _____

- (f) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Golden Gate Apartments Tenants Association and its Fiscal Agent, the accounting firm of Jeanpierre & Company, for resident capacity building and development and financial consulting activities under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program. (Resolution No. 5-99)

Action taken: _____

- (g) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with Thomas Paine Tenants Square Association and its Fiscal Agent, Allen Community Development Corporation, for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program. (Resolution No. 6-99)

Action taken: _____

- (h) A workshop presentation of the Basic Concept Design for the proposed Forest City/Federated development located between Fourth and Fifth Streets and Market and Mission Streets.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

(a) northwest corner of Seventh and Mission Streets (Federal Office Building) with Federal General Services Administration.

(b) Hunters Point Shipyard with The Point.

(c) Fitch Street Waterfront Parcel located east of Innes Avenue (Assessor's Block 4607, Lot 23) in the South Bayshore Survey Area with Ray Ferrari, et al.

11. Adjournment

RESOLUTION NO.

AMENDING SECTIONS 3, 31 AND 36 OF THE BY-LAWS OF THE REDEVELOPMENT AGENCY OF THE CITY AND COUNTY OF SAN FRANCISCO TO CHANGE THE LOCATION OF COMMISSION MEETINGS AND THE ORDER OF BUSINESS AT COMMISSION MEETINGS

Basis for Resolution

1. The By-laws of the Agency specify the location of Agency Commission meetings and the order of business at Commission meetings.
2. The Commission has determined that it is appropriate change the location of Agency Commission meetings to City Hall and to change the order of business at Commission meetings.

Resolution

ACCORDINGLY, IT IS HEREBY RESOLVED by the Redevelopment Agency of the City and County of San Francisco that Sections 3, 31 and 36 of the Agency By-laws is amended to provide as follows (new language appears in double underline and deleted language appears in ~~strikeover~~):

Section 3. Office and Place of Meeting. The main office of the Agency shall be at 939 Ellis Street, 770 Golden Gate Avenue, San Francisco, or at such other location as may be designated in a Resolution of the ~~Agency; but the~~ Agency from time to time. The Agency may hold its meetings at such places as may be designated by the ~~Chairman~~ Chair, who is also, and is hereinafter called, the "President".

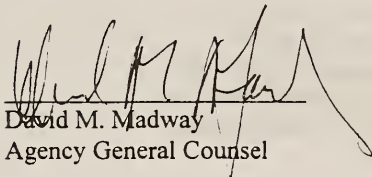
Section 31. Regular Meetings. Regular meetings shall be held at ~~the main office of the Agency, or at such place as the President may designate, on Tuesday of each week at 4:00 p.m. If the regular meeting day is a legal holiday, such meeting shall be held the next business day.~~ City Hall, 1 Dr. Carlton B. Goodlett Place (Room 416), at 4:00 p.m. on Tuesday of each week, except legal holidays; provided, however, from time to time the President may designate alternate locations or earlier or later starting times for specific meetings.

Section 36. Order of Business. At regular ~~or special~~ meetings of the Agency, the following shall be included in the order of ~~business unless changed~~business, and the specific call of such order shall be set by the presiding Member, with the concurrence of a majority of the Members present, (when a quorum is ~~present.)~~present):

1. Recognition of a Quorum
2. Approval of Minutes
3. Report of the President
4. Report of the Executive Director and other staff
5. Matters of Unfinished Business
6. Matters of New Business
7. Matters ~~not~~Not Appearing on the Agenda
8. Persons ~~wishing to address~~Wishing to Address the Members on Non-Agenda, ~~but Agency-related matters~~But Agency Related Matters
9. Closed Session Matters
10. Adjournment

At special meetings the order of business shall be as set forth in the notice of special meeting.

APPROVED AS TO FORM



David M. Madway
Agency General Counsel

SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: January 19, 1999
TIME: 4:00 P.M.

NOTE: STARTING TUESDAY, JANUARY 19, 1999, THE REDEVELOPMENT AGENCY WILL MEET EVERY TUESDAY AT 4:00 P.M. IN HEARING ROOM 416 IN THE NEW CITY HALL, 1 DR. CARLTON B. GOODLETT PLACE. AFTER 5:30 P.M., ACCESS TO CITY HALL WILL ONLY BE THE 1 DR. CARLTON B. GOODLETT PLACE ENTRANCE

Please Note: The Redevelopment Agency Commissioners Will Meet As THE PROPOSITION A HOUSING ADVISORY COMMITTEE Beginning At 4:00 P.M. THE REDEVELOPMENT AGENCY Meeting Will Begin As Soon Thereafter As The Housing Advisory Committee Meeting Agenda Is Concluded.

DOCUMENTS DEPT.

JAN 15 1999

AGENDA

SAN FRANCISCO
PUBLIC LIBRARY

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

REGULAR AGENDA

- (a) Authorizing the execution of a Reimbursement Agreement with respect to a Letter of Credit from Credit Local de France relating to the Agency's Variable Rate Demand Refunding Bonds, 1986 Series A (South Beach Harbor Project) and authorizing and approving other matters properly related thereto. (Resolution No. 7-99)

Action taken. _____

- (b) Authorizing the execution of Loan Agreements in an aggregate principal amount not to exceed \$80,000,000 relating to the issuance of Tax Allocation Revenue Refunding Bonds by the City and County of San Francisco Redevelopment Financing Authority, approving the Official Statement relating to the bonds, and authorizing and approving other matters properly relating thereto. (Resolution No. 8-99)

Action taken: _____

AFTER THE REGULAR ITEMS ARE CONSIDERED, THE REDEVELOPMENT AGENCY COMMISSION WILL RECESS TO CONSIDER ITEMS ON THE FINANCING AUTHORITY AGENDA. AFTER WHICH THE REDEVELOPMENT AGENCY COMMISSION WILL RECONVENE TO CONSIDER THE REMAINING AGENDA

- 5. Matters not appearing on Agenda
- 6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
- 7. Report of the President
- 8. Report of the Executive Director
- 9. Commissioners' Questions and Matters
- 10. Closed Session
 - (a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:
 - (i) Hunters Point Shipyard with The Point.
 - (ii) Fitch Street Waterfront Parcel located east of Innes Avenue (Assessor's Block 4607, Lot 23) in the South Bayshore Survey Area with Ray Ferrari, et al.
 - (b) Pursuant to Government Code Section 54957 on personnel, with respect to the position of Executive Director.
- 11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #42 Downtown Loop, #71 Haight/Noriega, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-923-6142.
3. There is accessible parking across from City Hall at the Civic Center Garage.
4. The following services are available by calling Patsy Oswald at 415-749-2457 at least 72 hours prior to the meeting/hearing: American Sign Language interpreters, use of a reader during a meeting, or a sound enhancement system. Following a meeting minutes can be made available by tape or alternative formats.
5. In order to assist the Agency's efforts to accommodate persons with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the Agency to accommodate these individuals.

SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: January 26, 1999
TIME: 4:00 P.M.

AFTER 5:30 P.M., ACCESS TO CITY HALL WILL ONLY BE THE
1 DR. CARLTON B. GOODLETT PLACE ENTRANCE

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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JAN 22 1999

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REGULAR AGENDA

- (a) Authorizing a First Amendment to a Housing Opportunities for Persons with AIDS (HOPWA) Capital Loan Agreement with Maitri in an amount not to exceed \$28,425, related to rehabilitation of the property located at 401 Duboce Street. (Resolution No. 9-99)

Action taken: _____

- (b) Authorizing a Second Amendment to the Housing Opportunities for Persons with AIDS (HOPWA) Program Administration Agreement with the Housing Authority to extend the Agreement for the HOPWA Rental Assistance Program through June 30, 1999. (Resolution No. 10-99)

Action taken: _____

- (c) Authorizing a CDBG Affordable Housing Program Agreement in an amount not to exceed \$2,300,401 with GP/TODCO-A for acquisition and predevelopment expenses related to the rehabilitation of the Delta Hotel, 80-88 Sixth Street: South of Market. (Resolution No. 11-99)

Action taken: _____

- (d) Workshop on the Five-Year Financial Forecast and 1999-2000 budget for the Agency.
 - (e) Workshop on the Basic Concept Design for the Yerba Buena Gardens pedestrian connection to Market Street and the progress of the Yerba Buena Tower to be developed by the CB-1 Entertainment Partners, LP (Millennium/WDG) on the CB-1 site located on the south side of Market Street between Third and Fourth Streets; Yerba Buena Center.
- 5. Matters not appearing on Agenda
 - 6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
 - 7. Report of the President
 - 8. Report of the Executive Director
 - 9. Commissioners' Questions and Matters
 - 10. Closed Session
 - (i) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:
 - (a) Hunters Point Shipyard with The Point.
 - (b) Fitch Street Waterfront Parcel located east of Innes Avenue (Assessor's Block 4607, Lot in the South Bayshore with Ray Ferrari, et al.
 - (ii) Pursuant to Government Code Section 54957 on personnel, with respect to the position of Executive Director.
 - 11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: February 2, 1999
TIME: 4:00 P.M.

AFTER 5:30 P.M., ACCESS TO CITY HALL WILL ONLY BE THE
1 DR. CARLTON B. GOODLETT PLACE ENTRANCE

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum

2. Report on actions taken at previous Closed Session meeting, if any. *For Copy 1st Posted 1/28/99* DOCUMENTS DEPT.

3. Matters of Unfinished Business

JAN 29 1999

4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, January 12, 1999; Closed Session Meeting, January 12, 1999.

Action taken: _____

REGULAR AGENDA

- (b) Workshop on the Five-Year Financial Forecast and 1999-2000 Budget for the Agency.
- (c) Authorizing a Public Offering through the issuance of a Request for Proposals for the disposition and development of Site EE-2 located on the northwest corner of the intersection of Whitney Young Circle and Hudson Avenue; Hunters Point. (Resolution No. 12-99)

Action taken: _____

- (d) Authorizing a First Amendment to the Housing Opportunities for Persons with AIDS Capital Loan Agreement with San Francisco Housing Development Corporation in an amount not to exceed \$450,000 for acquisition and predevelopment of 4417-23 and 4445 3rd Street. (Resolution No. 13-99)

Action taken: _____

- (e) Authorizing a First Amendment of a Regulatory and Grant Agreement with St. Vincent de Paul Society in an amount not to exceed \$124,060 for additional rehabilitation costs at 1175 Howard Street as part of the Citywide Tax Increment Housing Program. (Resolution No. 14-99)

Action taken: _____

- (f) Authorizing Amendment No. 1 to the Personal Services Contract with the Nihonmachi Parking Corporation in an amount not to exceed \$124,115 for the fabrication and installation of the Origami Fountains in the Nihonmachi Pedestrian Mall; Western Addition A-2. (Resolution No. 15-99)

Action taken: _____

- (g) Conditionally approving the Schematic Design for the Basilica Limited Liability Company Development, Phase II, located on the north side of Eddy Street between Divisadero and Scott Streets; Western Addition A-2. (Resolution No. 16-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #42 Downtown Loop, #71 Haight/Noriega, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-923-6142.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: February 9, 1999
TIME: 4:00 P.M.

**AFTER 5:30 P.M., ACCESS TO CITY HALL WILL
ONLY BE THE 1 DR. CARLTON B. GOODLETT
PLACE ENTRANCE**

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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FEB 04 1999

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, January 19, 1999; Closed Session Meeting, January 19, 1999.

Action taken: _____

REGULAR AGENDA

- (b) Workshop on the Five-Year Financial Forecast and 1999-2000 Budget for the Agency.

- (c) Authorizing the issuance of a Request for Qualifications for technical assistance to the Housing Opportunities for Persons with AIDS Program in an amount not to exceed \$75,000. (Resolution No. 17-99)

Action taken: _____

- (d) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$1,200,000 with Catholic Charities of the Archdiocese of San Francisco for the HOPWA Partial Rent Subsidy Program. (Resolution No. 18-99)

Action taken: _____

- (e) Conditionally approving the Basic Concept Design for the open spaces including the pedestrian connection from Market to Mission Street by the CB-1 Entertainment Partners, LP, on the Central Block 1 Site located on the south side of Market Street between Third and Fourth Streets, east of the Marriott Hotel; Yerba Buena Center. (Resolution No. 19-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located on the northeast corner of Third and Mission Streets in Yerba Buena Center and the entity the Agency may negotiate with is Third and Mission Associates, LLC.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #42 Downtown Loop, #71 Haight/Noriega, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-923-6142.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: February 23, 1999
TIME: 4:00 P.M.

**AFTER 5:30 P.M., ACCESS TO CITY HALL WILL
ONLY BE THE 1 DR. CARLTON B. GOODLETT
PLACE ENTRANCE**

**PLEASE NOTE: THE REDEVELOPMENT AGENCY COMMISSIONERS WILL MEET AS
THE PROPOSITION A HOUSING ADVISORY COMMITTEE BEGINNING AT 4:00 P.M.
THE REDEVELOPMENT AGENCY MEETING WILL BEGIN AS SOON THEREAFTER AS
THE HOUSING ADVISORY COMMITTEE MEETING AGENDA IS CONCLUDED.**

A G E N D A

**PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL
OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT
THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO
THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.**

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any. *For Copy 1st Posted 2/19/99* **DOCUMENTS DEPT.**
3. Matters of Unfinished Business
4. Matters of New Business

FEB 22 1999

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CONSENT AGENDA

**ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED
TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED
UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE
DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF
THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS
CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT
AGENDA AND CONSIDERED AS A SEPARATE ITEM:**

- (a) Approval of Minutes: Regular Meeting, January 26, 1999; Regular Meeting, February 2, 1999;
Regular Meeting, February 9, 1999.

Action taken: _____

- (b) Authorizing Commissioner Mark Dunlop to travel to Palm Springs, California, March 16-18, 1999 to attend the California Redevelopment Association's Annual Conference and Expo. Costs to the Agency will not exceed \$1,500. (Resolution No. 20-99)

Action taken: _____

- (c) Ratifying the transfer of \$650,000 of Yerba Buena Center child care development fees to South of Market Child Care, Inc., a California Nonprofit Public Benefit Corporation, for operation of the Yerba Buena Gardens Child Care Center; Yerba Buena Center. (Resolution No. 21-99)

Action taken: _____

REGULAR AGENDA

- (d) Authorizing a Fifth Amendment (which revises the Schedule of Performance) to the Disposition and Development Agreement with Armax Yerba Buena, LLC, regarding the purchase and development of Parcel 3751-H located at the northeast corner of Fourth and Harrison Streets; Yerba Buena Center. (Resolution No. 22-99)

Action taken: _____

- (e) Approval of the Agency's 1999-2000 budget. (Resolution No. 23-99)

Action taken: _____

- (f) Authorizing a Personal Services Contract in an amount not to exceed \$100,000 with the Japanese Community Youth Council in connection with preparation of the Japantown Community Plan; Western Addition A-2. (Resolution No. 24-99)

Action taken: _____

- (g) Authorizing a Personal Services Contract with Blacklist, Inc. in an amount not to exceed \$50,000 to produce the 1999 Juneteenth Festival in the Lower Fillmore; Western Addition A-2. (Resolution No. 25-99)

Action taken: _____

- (h) Authorizing the Executive Director to enter into Exclusive Negotiations for the disposition and development of Site EE-2, located on the northwest corner of the intersection of Whitney Young Circle and Hudson Avenue, with Stony Hill Summit, LLC; Hunters Point. (Resolution No. 26-99)

Action taken: _____

- (i) Authorizing a Housing Opportunities for Persons with AIDS Capital Loan Agreement with Tenderloin Neighborhood Development Corporation in an amount not to exceed \$2,000,000 for acquisition of the Ambassador Hotel located at 55 Mason Street. (Resolution No. 27-99)

Action taken: _____

- (j) Workshop on Schematic Drawings for the residential tower on Parcel EB-1 located at the northeast corner of Third and Mission Streets; Yerba Buena Center.
 - 6. Matters not appearing on Agenda
 - 7. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
 - 8. Report of the President
 - 9. Report of the Executive Director
 - 10. Commissioners' Questions and Matters
 - 11. Closed Session
- Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property location and entities the Agency may negotiate with are: Northeast corner of Third and Mission Streets (East Block-1), Yerba Buena Center with Third and Mission Associates, LLC.
- 12. Adjournment

**SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS**

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #42 Downtown Loop, #71 Haight/Noriega, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-923-6142.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: March 2, 1999
TIME: 3:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Authorizing a Personal Services Contract with Blacklist, Inc. in an amount not to exceed \$75,000 to produce the 1999 Juneteenth Festival in the Lower Fillmore; Western Addition A-2. (Resolution No. 25-99)

Action taken: _____

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4. Matters of New Business

CONSENT AGENDA

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- (a) Authorizing the Executive Director to submit an application to the Coastal Conservancy for grant funds from the San Francisco Bay Access Program for a recreational trail; Hunters Point Shipyard Redevelopment Project Area (Resolution No. 28-99).
- (b) Authorizing payment of \$65,000 to the Human Rights Commission of the City and County of San Francisco, which Represents the Agency's Share of the Cost of the Citywide Surety Bond Program (Resolution No. 29-99).

Action taken: _____

REGULAR AGENDA

- (c) Authorizing Exclusive Negotiations for the disposition and development of Site X, located on the south side of Keith Street at Hudson Avenue; Hunters Point (Resolution No. 30-99).

Action taken: _____

- (d) Authorizing Exclusive Negotiations for the disposition and development of Site FF-2, located on the north side of Oakdale Avenue at Keith Street; Hunters Point. (Resolution No. 31-99).

Action taken: _____

- (e) Report on the operations of Center for the Arts, Yerba Buena Center

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency-related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property location and entities the Agency may negotiate with are: Northeast corner of Third and Mission Streets (East Block-1), Yerba Buena Center with Third and Mission Associates, LLC.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: March 9, 1999
TIME: 4:00 P.M.

AGENDA

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

DOCUMENTS DEPT.

MAR - 8 1999

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REGULAR AGENDA

- (a) Authorizing Amendment No. 2 to Letter Agreement No. 989 with the Department of Public Works of the City and County of San Francisco in an amount not to exceed \$117,110 to provide final design plans, specifications and cost estimates for the Sixth Street Urban Design Project: South of Market. (Resolution No. 32-99)

Action taken: _____

- (b) Authorizing the Executive Director to contract for administrative and community outreach services for the Hunters Point Shipyard Citizens Advisory Committee for an aggregate amount not to exceed \$150,000; Hunters Point Shipyard. (Resolution No. 33-99)

Action taken: _____

- (c) Authorizing a Second Amendment which expands the scope of services, extends the time of completion and increases the amount of compensation by \$59,000 to the Regina Davis and Associates Personal Services Contract. (Resolution No. 34-99)

Action taken: _____

- (d) Conditionally approving the Schematic Design for the proposed residential development by Third and Mission Associates LLC on Parcel East Block One located on the northeast corner of Third and Mission Streets; Yerba Buena Center. (Resolution No. 35-99)

Action taken: _____

- (e) Authorizing the Executive Director to grant a Lease Rent Credit of \$200,000 to Yerba Buena Entertainment Center, LLC with respect to the CB-2 Entertainment/Retail Site as an Agency contribution to sidewalk construction costs along the east side of Fourth Street between Mission and Howard Streets; Yerba Buena Center. (Resolution No. 36-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director:
 - (a) Hunters Point Shipyard Artist Policy.
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #42 Downtown Loop, #71 Haight/Noriega, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-923-6142.
3. There is accessible parking across from City Hall at the Civic Center Garage.
4. The following services are available by calling Patsy Oswald at 415-749-2457 at least 72 hours prior to the meeting/hearing: American Sign Language interpreters, use of a reader during a meeting, or a sound enhancement system. Following a meeting minutes can be made available by tape or alternative formats.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: ~~3~~ March 16, 1999
TIME: 4:00 P.M.

PLEASE NOTE: THE REDEVELOPMENT AGENCY COMMISSIONERS WILL MEET AS THE PROPOSITION A HOUSING ADVISORY COMMITTEE BEGINNING AT 4:00 P.M. THE REDEVELOPMENT AGENCY MEETING WILL BEGIN AS SOON THEREAFTER AS THE HOUSING ADVISORY COMMITTEE MEETING AGENDA IS CONCLUDED.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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MAR 16 1999

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Authorizing travel for James B. Morales, Executive Director, to Palm Springs, California, March 16-19, 1999, to attend the California Redevelopment Association Annual Conference at a cost not to exceed \$1,700. (Resolution No. 37-99)
- (b) Authorizing the replacement of the accounting firm of Tremelling & Van Rusten, LLP with North of Market Planning Coalition as Fiscal Agent for the Sutter Apartments Resident Capacity Grant, as part of the Agency's Housing Preservation Program. (Resolution No. 38-99)

Action taken: _____

REGULAR AGENDA

- (c) Workshop on Mission Bay Projects and Request for Qualifications for the development of affordable housing on Block N-2 in Mission Bay North.
- 5. Matters not appearing on Agenda
- 6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
- 7. Report of the President
- 8. Report of the Executive Director
- 9. Commissioners' Questions and Matters
- 10. Closed Session: Pursuant to Government Code Section 54956.9(c); Conference with Legal Counsel regarding initiation of litigation, one potential case: S.Y. Investment Co., Inc.
- 11. Adjournment

THERE WILL BE NO COMMISSION MEETING ON MARCH 23, 1999.

THE NEXT COMMISSION MEETING WILL BE HELD ON MARCH 30, 1999.

SAN FRANCISCO REDEVELOPMENT AGENCY DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #42 Downtown Loop, #71 Haight/Noriega, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-923-6142.
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SAN FRANCISCO REDEVELOPMENT AGENCY

BOARD OF SUPERVISORS' LEGISLATIVE CHAMBER
CITY HALL, SECOND FLOOR, ROOM 244
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: March 30, 1999
TIME: 4:00 P.M.

PLEASE NOTE CHANGE OF LOCATION TO BOARD OF SUPERVISORS' LEGISLATIVE CHAMBER, CITY HALL, SECOND FLOOR, ROOM 244

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any. *Fax Copy 1st Posted 2/24/99* **DOCUMENTS DEPT.**
3. Matters of Unfinished Business **MAR 26 1999**
4. Matters of New Business **SAN FRANCISCO
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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, February 23, March 2, 9 and 16, 1999; Special Meeting, September 17, 1998; Closed Session Meetings, January 26, March 2 and 16, 1999.
- (b) Authorizing travel for Olson Lee, Housing Program Manager, Housing Division, to attend the Association of Local Housing Finance Agencies (ALHFA) Spring Educational Conference on April 7-10, 1999 in San Antonio, Texas, at a cost not to exceed \$1,432. (Resolution No. 39-99)
- (c) Authorizing a Third Amendment in an amount not to exceed \$55,000 to the Personal Services Contract between Keyser Marston Associates, Inc. and the Redevelopment Agency of the City and County of San Francisco; Yerba Buena Center. (Resolution No. 40-99)

Action taken: _____

REGULAR AGENDA

- (d) Authorizing a Second Amendment to the Personal Services Contract with the Market Street Association in an amount not to exceed \$37,500 for services to the Project Area Committee; Mid-Market Survey Area. (Resolution No. 41-99)

Action taken: _____

- (e) Approving an Amendment to the Purchase Agreement with S.Y. Investment Co., Inc., for parcels related to the proposed Federal Office Building at 7th and Mission Streets, to extend the closing date to March 31, 1999; Federal Office Building. (Resolution No. 42-99)

Action taken: _____

- (f) Selection of a Master Developer for the Hunters Point Shipyard. (Resolution No. 43-99)

Action taken: _____

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President

8. Report of the Executive Director

9. Commissioners' Questions and Matters

10. Closed Session

Pursuant to Government Code Section 54957: Executive Director's appointment of Acting Agency General Counsel.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 244, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: April 13, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

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- (a) Approval of Minutes: Regular Meeting, March 30, 1999; Closed Session Meeting, March 30, 1999.
- (b) Authorizing the Executive Director and Deputy Executive Directors to obtain Federal and State Disaster Assistance and rescinding Resolution No. 46-90; All Redevelopment Project and Survey Areas. (Resolution No. 44-99)
- (c) Authorizing a First Amendment to the Housing Opportunities for Persons with AIDS Technical Services Agreement with the Corporation for Supportive Housing to extend the Agreement through June 30, 1999. (Resolution No. 45-99)

Action taken: _____

REGULAR AGENDA

- (d) Authorizing a Personal Services Contract in an amount not to exceed \$40,000 with Emily Rogers for the Executive Secretary/Coordinator Services to the Bayview Hunters Point Project Area Committee. (Resolution No. 46-99)

Action taken: _____

- (e) Presentation on UCSF Mission Bay Master Plan and Building 24 design.

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President

8. Report of the Executive Director:

- (a) Request for Proposals for the Housing Opportunities for Persons with AIDS Rental Program.

9. Commissioners' Questions and Matters

10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property locations and the entities the Agency may negotiate with are:

- (a) northeast corner of Third and Mission Streets (East Block 1) in Yerba Buena Center. with Third and Mission Associates, LLC.

- (b) 1 Federal Street (Site G) in Rincon Point-South Beach with Mariposa LNR Partners.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: April 27, 1999
TIME: 4:00 P.M.

199
PLEASE NOTE: THE REDEVELOPMENT AGENCY COMMISSIONERS WILL MEET AS THE PROPOSITION A HOUSING ADVISORY COMMITTEE BEGINNING AT 4:00 P.M. THE REDEVELOPMENT AGENCY MEETING WILL BEGIN AS SOON THEREAFTER AS THE HOUSING ADVISORY COMMITTEE MEETING AGENDA IS CONCLUDED.

A G E N D A

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1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

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- (a) Approval of Minutes: Regular Meeting, April 13, 1999.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a Second Amendment to the Commercial Retail Lease with Walter and Patricia Curd, dba Curd and Curd, with respect to the East Cafe at the Yerba Buena Gardens; Yerba Buena Center. (Resolution No. 47-99)

Action taken: _____

- (c) Workshop on Mission Bay North Block N2 Major Phase Submission and North Plan Area Streetscape Concept Plan and Signage Master Plan; Mission Bay North.

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President

8. Report of the Executive Director

9. Commissioners' Questions and Matters

10. Closed Session

- (a) Pursuant to Government Code 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. Property location is the Hunters Point Shipyard and the entity the Agency may negotiate with is Lennar/BVHP Partners, LLC.

- (b) Pursuant to Government Code Section 54957 - Performance Evaluation: Executive Director.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: May 4, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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REGULAR AGENDA

- (a) Authorizing \$1,000,000 Basement and Sidewalk Enhancement Program to provide structural support for improved sidewalks along Sixth Street; South of Market. (Resolution No. 48-99)

Action taken: _____

- (b) Authorizing a Second Amendment to the Personal Services Contract increasing the contract amount by not to exceed \$71,699 with Mission Hiring Hall's South of Market Employment Center for Employment Development Services related to the staffing of the Starwood (W) Hotel, the Sony McCreon and other Yerba Buena developments; Yerba Buena Center. (Resolution No. 49-99)

Action taken: _____

- (c) Authorizing a Second Amendment to the Operating Agreement between Zeum and the Redevelopment Agency of the City and County of San Francisco; Yerba Buena Center. (Resolution No. 50-99)

Action taken: _____

- (d) Workshop presentation on the Basic Concept Design for the proposed development on Parcel EB-2A at the southeast corner of Third and Mission Streets; Yerba Buena Center.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located at 1 Federal Street (Site G) in Rincon Point-South Beach and the entity the Agency may negotiate with is Mariposa LNR Partners.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: May 11, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

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- (a) Approval of Minutes: Regular Meeting, April 27, 1999.

Action taken: _____

REGULAR AGENDA

- (b) Public Hearing to hear all persons interested in the lease of land located at 1820 Post Street, in connection with the Golden Gate Apartments; Western Addition A-2

Authorizing the Executive Director to: (1) purchase an existing 236 mortgage in an amount not to exceed \$2.3 million from GMAC Commercial Mortgage; (2) assign the Agency's rights to purchase the improvements at 1820 Post Street to GGA 1820 Post, L.P.; (3) enter into a tax increment loan agreement with GGA 1820 Post, L.P., in an amount not to exceed \$747,000; and (4) dispose of the Agency's interest in the land at 1820 Post Street through a ground lease with GGA 1820 Post L. P.; all in furtherance of the preservation and rehabilitation of Golden Gate Apartments, 1820 Post Street, as part of the Agency's affordable housing preservation program; Western Addition A-2. (Resolution No. 51-99)

Action taken: _____

- (c) Authorizing the issuance, sale and delivery of Multifamily Housing Revenue Bonds (Golden Gate Apartments) in one or more series in an aggregate principal amount not to exceed \$7,000,000, to finance residential facilities at 1820 Post Street for redevelopment purposes and approving and authorizing actions and documents relating thereto; Western Addition A-2. (Resolution No. 52-99)

Action taken: _____

- (d) Authorizing the Executive Director to enter into an Agreement with the Bank of America to guarantee the repurchase of certain mortgage revenue bonds to be issued by the Agency on behalf of GGA 1820 Post, L.P., in an amount not to exceed \$925,000; all in furtherance of the preservation and rehabilitation of Golden Gate Apartments, 1820 Post Street, as part of the Agency's affordable housing preservation program; Western Addition A-2. (Resolution No. 53-99)

Action taken: _____

- (e) Authorizing a Regulatory and Grant Agreement in an amount not to exceed \$1,828,590 with Housing Services Affiliate of Bernal Heights Neighborhood Center in connection with the construction of 55 low income rental units at 3101 Mission Street as part of the Citywide Tax Increment Housing Program. (Resolution No. 54-99)

Action taken: _____

- (f) Authorizing the issuance of a Request for Proposals for the development of Parcel 714-A(2) located at the southwest corner of Myrtle Street and Van Ness Avenue; Western Addition A-2. (Resolution No. 55-99)

Action taken: _____

- (g) Adopting environmental findings pursuant to the California Environmental Quality Act and State guidelines in connection with the North Plan Area Streetscape Master Concept Plan and Signage Plan and N2 Major Phase Submission; Mission Bay North Redevelopment Project Area. (Resolution No. 56-99)

Action taken: _____

- (h) Approving the N2 Major Phase submission in the Mission Bay North Redevelopment Project Area pursuant to an Owner Participation Agreement between the Redevelopment Agency of the City and County of San Francisco and Catellus Development Corporation; Mission Bay North Redevelopment Project Area (Resolution No. 57-99)

Action taken: _____

- (i) Approving the Streetscape Master Concept Plan for the Mission Bay North Redevelopment Project Area pursuant to an Owner Participation Agreement between the Redevelopment Agency of the City and County of San Francisco and Catellus Development Corporation; Mission Bay North Redevelopment Project Area (Resolution No. 58-99)

Action taken: _____

- (j) Approving the Signage Plan for the Mission Bay North Redevelopment Project Area pursuant to an Owner Participation Agreement between the Redevelopment Agency of the City and County of San Francisco and Catellus Development Corporation; Mission Bay North Redevelopment Project Area (Resolution No. 59-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
 - (a) Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located at the southeast corner of Third and Mission Streets (EB-2A) in Yerba Buena Center and the entity the Agency may negotiate with is Carpenter and Company.
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: May 18, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

DOCUMENTS DEPT.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

MAY 17 1999

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For Copy 1st posted 5/13/99

- (a) Authorizing a Second Amendment to the Personal Services Contract increasing the contract amount by not to exceed \$39,017 with Mission Hiring Hall's South of Market Employment Center for Employment Development Services related to the staffing of the Starwood (W) Hotel, the Sony Metreon and other Yerba Buena developments, Yerba Buena Center. (Resolution No. 49-99)

Action taken: _____

4. Matters of New Business

REGULAR AGENDA

- (a) Consideration of Public Art Project for the Starwood (W) Hotel located at 181 Third Street; Yerba Buena Center. (STAFF RECOMMENDS THIS ITEM BE CONTINUED)

Action taken: _____

- (b) Consideration of Request for an additional developer fee of \$81,500 by the Housing Development and Neighborhood Preservation Corporation in connection with Gabriela Apartments located at 587 Natoma Street; South of Market.

Action taken: _____

- (c) Authorizing Exclusive Negotiations for the Disposition and Development of the real property known as 1 Federal Street located at the intersection of Federal Street and First Street with LNR-Lennar Brannan Street, LLC; Rincon Point-South Beach. (Resolution No. 60-99)

Action taken: _____

- (d) Consideration of whether or not to hold a Commission Retreat.

Action taken: _____

5. Matters not appearing on Agenda.
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President.
8. Report of the Executive Director.
9. Commissioners' Questions and Matters.
10. Closed Session.
11. Adjournment

**SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS**

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: May 25, 1999
TIME: 4:00 P.M.

DOCUMENTS DEPT.

A G E N D A

MAY 24 1999

SAN FRANCISCO

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION, YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum 99-05-24A09:39 RCVD
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Authorizing Exclusive Negotiations for the Disposition and Development of the real property known as 1 Federal Street located at the intersection of Federal Street and First Street with LNR-Lennar Brannan Street, LLC; Rincon Point-South Beach. (Resolution No. 60-99)
(Continued from the meeting of May 18, 1999) (Proposed for continuance to June 1, 1999)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, May 4 and 11, 1999.
- (b) Authorizing attendance by the Development Services Manager at the Urban Land Institute's 1999 Real Estate school of Finance in San Francisco from June 7-14, 1999 at a cost not to exceed \$2,460. (Resolution No. 61-99)

Action taken: _____

REGULAR AGENDA

- (c) Public Hearing to hear all persons interested in a Disposition and Development Agreement for the parcel located at the southeast corner of Third and Mission Streets; Yerba Buena Center.

Authorizing a Disposition and Development Agreement with CC California, LLC for Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center. (Resolution No. 62-99)

Action taken: _____

- (d) Conditional approval of the Basic Concept Design for the proposed development on Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center. (Resolution No. 63-99)

Action taken: _____

- (e) Commending and expressing appreciation to Lovell E. Davis for his services upon the occasion of his retirement from the City and County of San Francisco. (Resolution No. 64-99)

Action taken: _____

- (f) Authorizing a First Amendment to a Personal Services Contract with Manchester Craftsmen's Guild for predevelopment services for an Arts and Technologies Training Center for an additional amount not to exceed \$75,000; South Bayshore Survey Area. (Resolution No. 65-99)

Action taken: _____

- (g) Authorizing a First Amendment to an Agreement for Disposition of Land for Private Development with AT&T Corporation for property located at 795 Folsom Street; Yerba Buena Center. (Resolution No. 66-99)

Action taken: _____

- (h) Consideration of a request by Agape Outreach Center for a Personal Services Contract in an amount not to exceed \$214,969 as part of the Agency's Affordable Housing Preservation Program.

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director

9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: June 1, 1999

TIME: 4:00 P.M.

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A G E N D A

MAY 28 1999

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PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum 99-05-28A10:10 RCVD
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Authorizing \$1,000,000 Basement and Sidewalk Enhancement Program to provide structural support for improved sidewalks along Sixth Street; South of Market. (Resolution No. 48-99) (Continued from the meeting of May 4, 1999) **(STAFF RECOMMENDS THIS ITEM BE CONTINUED TO JUNE 8, 1999)**

Action taken: _____

4. Matters of New Business

REGULAR AGENDA

- (a) Consideration of waiver of Agency's conflict of interest provision governing former Agency employees and Agency consultants working for Lennar/BVHP Partners, LLC at the Hunters Point Shipyard. (Resolution No. 67-99)

Action taken: _____

- (b) Authorizing an Exclusive Negotiations Agreement with Lennar/BVHP Partners, LLC for the Hunters Point Shipyard; Hunters Point Shipyard. (Resolution No. 68-99)

Action taken: _____

- (c) Authorizing a Personal Services Contract with The Private Industry Council of San Francisco, Inc. in an amount not to exceed \$747,000 to enter into and administer contracts for employment and training services with Ella Hill Hutch Community Center, Mission Hiring Hall, Inc. and Young Community Developers, Inc; Western Addition A-2, Yerba Buena Center, South of Market, Rincon Point-South Beach Redevelopment Project Areas and South Bayshore Redevelopment Survey Area. (Resolution No. 69-99)

Action taken: _____

- (d) Authorizing a Letter Agreement in an amount not to exceed \$345,000 with the Mayor's Office of Community Development to enter into and administer Business Development Contracts with the South of Market Foundation (South of Market, Yerba Buena Center and Rincon Point-South Beach) and Urban Economic Development Corporation (Western Addition A-2 and India Basin Industrial Park) and to enter into and administer an Entrepreneurial Training Contract with San Francisco Renaissance (All Redevelopment Project Areas). (Resolution No. 70-99)

Action taken: _____

- (e) Authorizing a Third Amendment to the Housing Opportunities for Person with AIDS (HOPWA) Program Administration Agreement with the San Francisco Housing Authority for the HOPWA Rental Assistance Program in an amount not to exceed \$325,000 for an extended term through July 31, 1999. (Resolution No. 71-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
 - (a) Report on 1960 Sutter Street in the Western Addition A-2.
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located at the northeast corner of Third and Mission Streets (East Block 1) in Yerba Buena Center and the entity the Agency may negotiate with is Third and Mission Associates, LLC.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: June 8, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Authorizing a \$1,000,000 Basement and Sidewalk Enhancement Program to provide structural support for improved sidewalks along Sixth Street; South of Market. (Continued from the meetings of May 4 and June 1, 1999) (Resolution No. 48-99)
Action taken: _____
 - (b) Authorizing Exclusive Negotiations for the Disposition and Development of the real property known as 1 Federal Street located at the intersection of Federal Street and First Street with LNR-Lennar Brannan Street, LLC; Rincon Point-South Beach. (Continued from the meetings of May 18 and 25, 1999 (Resolution No. 60-99)
Action taken: _____
 - (c) Authorizing a Third Amendment to the Housing Opportunities for Person with AIDS (HOPWA) Program Administration Agreement with the San Francisco Housing Authority for the HOPWA Rental Assistance Program in an amount not to exceed \$325,000 for an extended term through July 31, 1999. (Continued from the meeting of June 1, 1999) (Resolution No. 71-99)
Action taken: _____

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JUN 07 1999

06-07-99A11:07 RCVD

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4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, May 18, 1999; Closed Session Meetings, April 13 and 27, 1999.

Action taken: _____

REGULAR AGENDA

(b) VOIDED

- (c) Authorizing the application to the California Housing Finance Agency for \$2 million dollars in Housing Enabled by Local Partnerships Funds and the creation of the Mission Bay Help Program; Mission Bay North and South. (Resolution No. 73-99)

Action taken: _____

- (d) Authorizing a First Amendment to a Housing Opportunities for Persons with AIDS Capital Loan Agreement with Walden House, Inc. in an amount not to exceed \$171,700 for rehabilitation of the Planetree Housing Program located at 152-154 Coleridge Street. (Resolution No. 74-99)

Action taken: _____

- (e) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$464,642 with Maitri for its Residential Care Facility located at 401 Duboce. (Resolution No. 75-99)

Action taken: _____

- (f) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$1,387,486 with Catholic Charities of the Archdiocese of San Francisco for its Leland House at 141 Leland Avenue. (Resolution No. 76-99)

Action taken: _____

- (g) Appointing individuals to the Rincon Point-South Beach Citizens Advisory Committee; Rincon Point-South Beach. (Resolution No. 77-99)

Action taken: _____

- (h) Workshop on responses to a Request for Qualifications for Block N2 Agency Affordable Housing Parcel; Mission Bay North.
 - (i) Workshop presentation of the Schematic Design for the Yerba Buena Lane/Retail Connector between Market and Mission Streets; Yerba Buena Center.
- 5. Matters not appearing on Agenda
 - 6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
 - 7. Report of the President
 - 8. Report of the Executive Director
 - (a) Report on 1960 Sutter Street; Western Addition A-2.
 - 9. Commissioners' Questions and Matters
 - 10. Closed Session
 - 11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: June 15, 1999
TIME: 3:00 P.M.

06-14-99P02:43 RCVD

**PLEASE NOTE THAT THIS MEETING
WILL START AT 3:00 P.M.**

DOCUMENTS DEPT.

A G E N D A

JUN 14 1999

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PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

-
1. Recognition of a Quorum
 2. Report on actions taken at previous Closed Session meeting, if any.
 3. Matters of Unfinished Business
- (a) Authorizing a Personal Services Contract with The Private Industry Council of San Francisco, Inc. in an amount not to exceed \$747,000 to enter into and administer contracts for employment and training services with Ella Hill Hutch Community Center, Mission Hiring Hall, Inc. and Young Community Developers, Inc; Western Addition A-2, Yerba Buena Center, South of Market, Rincon Point-South Beach Redevelopment Project Areas and South Bayshore Redevelopment Survey Area. (Continued from the meeting of June 1, 1999) (Resolution No. 69-99)
- Action taken:** _____
- (b) Authorizing a Letter Agreement in an amount not to exceed \$345,000 with the Mayor's Office of Community Development to enter into and administer Business Development Contracts with the South of Market Foundation (South of Market, Yerba Buena Center and Rincon Point-South Beach) and Urban Economic Development Corporation (Western Addition A-2 and India Basin Industrial Park) and to enter into and administer an Entrepreneurial Training Contract with San Francisco Renaissance (All Redevelopment Project Areas). (Continued from the meeting of June 1, 1999) (Resolution No. 70-99)
- Action taken:** _____

4. Matters of New Business

REGULAR AGENDA

- (a) Authorizing a Ninth Amendment to the Land Disposition Agreement between the Redevelopment Agency of the City and County of San Francisco and Third and Mission Associates, LLC for the development of Parcel EB-1; Yerba Buena Center.
(Resolution No. 78-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

**SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS**

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

AGENDA

NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457.

THERE WILL BE NO COMMISSION MEETING ON
JUNE 22, 1999

THE NEXT REGULAR MEETING WILL BE HELD ON
JUNE 29, 1999

Prepared and mailed June 16, 1999

DOCUMENTS DEPT.

JUN 16 1999

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: June 29, 1999
TIME: 4:00 P.M.

06-28-99P04:07 RCVD

PLEASE NOTE: THE REDEVELOPMENT AGENCY COMMISSIONERS WILL MEET AS THE PROPOSITION A HOUSING ADVISORY COMMITTEE BEGINNING AT 4:00 P.M. THE REDEVELOPMENT AGENCY MEETING WILL BEGIN AS SOON THEREAFTER AS THE HOUSING ADVISORY COMMITTEE MEETING AGENDA IS CONCLUDED.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

DOCUMENTS DEPT.

1. Recognition of a Quorum

JUN 28 1999

1A Matter related to Proposition A Housing Advisory Committee Agenda

SAN FRANCISCO

Authorizing a Housing for Persons with AIDS Capital Loan Agreement with Public Storage Community Resources and Opportunity, Inc. in an amount not to exceed \$689,407 for costs related to the development of affordable family rental housing at 165 Eighth Street. (Resolution No. 79-99)

Action taken: _____

2. Report on actions taken at previous Closed Session meeting, if any.

3. Matters of Unfinished Business

- (a) Authorizing a First Amendment to the Regulatory and Grant Agreement with Agape Outreach Center that increases the total grant amount by \$50,000 from \$83,750 to \$133,750, as part of the Agency's Affordable Housing Preservation Program. (Continued from the meeting of May 25, 1999) (Resolution No. 80-99)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, May 25, June 8 and 15, 1999; Closed Session Minutes, May 4 and 11, 1999.
- (b) Authorizing Lease and Sale/Maintenance Agreements with Xerox Corporation for a Model 5895 copier in an amount not to exceed \$35,000 per year for the five-year lease term. (Resolution No. 81-99)
- (c) Authorizing modification of JD Edwards accounting software licensing terms to allow upgrade to new client-server version at a cost not to exceed \$74,865. (Resolution No. 82-99)
- (d) Authorizing a Fourth Amendment to the Letter Agreement with the Treasure Island Development Authority, increasing the amount of the agreement by \$15,000 and extending the term for four months to reimburse the Agency for the oversight of Environmental Remediation Activities; Treasure Island. (Resolution No. 83-99)
- (e) Authorizing a First Amendment to the Housing Opportunities for Persons with AIDS Supportive Services Agreement with Catholic Charities of the Archdiocese of San Francisco for the HIV Housing Assistance Program for an extended term through July 31, 1999. (Resolution No. 84-99)
- (f) Approving Work Study Agreements with the University of California, Berkeley and the University of San Francisco. (Resolution No. 85-99)

Action taken: _____

REGULAR AGENDA

- (g) Approving the Public Artwork for the W San Francisco Hotel (Starwood) located at the northeast corner of Third and Howard Streets (Parcel EB-2C); Yerba Buena Center. (Resolution No. 86-99)

Action taken: _____

- (h) Conditionally approving the Schematic Design for the Yerba Buena Lane Project between Market and Mission Streets; Yerba Buena Center. (Resolution No. 87-99)

Action taken: _____

- (i) Authorizing Exclusive Negotiations for the lease and development of the Agency affordable housing parcel known as Parcel 2 of Block N2; Mission Bay North. (Resolution No. 88-99)

Action taken: _____

- (j) Public Hearing to hearing to hear all persons interest in a Disposition and Development Agreement for Parcel EE-2; Hunters Point.

Authorizing a Disposition and Development Agreement with Stony Hill Summit, LLC for the development of Site EE-2 located on the northwest corner of the intersection of Whitney Young Circle and Hudson Avenue; Hunters Point. (Resolution No. 89-99)

Action taken: _____

- (k) Conditionally approving the Basic Concept Design at Site EE-2 located on the northwest corner of the intersection of Whitney Young Circle and Hudson Avenue; Hunters Point. (Resolution No. 90-99)

Action taken: _____

- (l) Establishing classifications of positions and compensation for the Agency staff and establishing authority for appointment to and vacation from positions under said classifications and other matters. (Resolution No. 91-99)

Action taken: _____

- (m) Authorizing a Housing Opportunities for Persons with AIDS Technical Assistance Agreement with the Corporation for Supportive Housing in an amount not to exceed \$75,000. (Resolution No. 92-99)

Action taken: _____

- (n) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$331,833 with Larkin Street Services, Inc. for its Assisted Care Facility at 129 Hyde Street. (Resolution No. 93-99)

Action taken: _____

- (o) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$672,463 with Catholic Charities of the Archdiocese of San Francisco for its Peter Claver Community located at 1340 Golden Gate Avenue. (Resolution No. 94-99)

Action taken: _____

5. Matters not appearing on Agenda

6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.

7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

**SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS**

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #42 Downtown Loop, #71 Haight/Noriega, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-923-6142.
3. There is accessible parking across from City Hall at the Civic Center Garage.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
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AGENDA

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NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457.

THERE WILL BE NO COMMISSION MEETING ON
JULY 6, 1999

THE NEXT REGULAR MEETING WILL BE HELD ON
JULY 13, 1999

Prepared and mailed July 1, 1999

DOCUMENTS DEPT.

JUL 2 - 1999

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: July 13, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Establishing classifications of positions and compensation for the Agency staff and establishing authority for appointment to and vacation from positions under said classifications and other matters. (Continued from the meeting of June 29, 1999) (Resolution No. 91-99)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, June 1 and 29, 1999; Closed Session Meeting, June 1, 1999.

Action taken: _____

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DOCUMENTS DEPT.

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REGULAR AGENDA

- (b) Public Hearing to hear all persons interested in a Disposition and Development Agreement for Site X; Hunters Point

Authorizing a Disposition and Development Agreement with Site X Development Associates, LLC, for the development of Site X located on the southeast corner of the intersection of Keith Street and Hudson Avenue; Hunters Point. (Resolution No. 95-99)

Action taken: _____

- (c) Authorizing the issuance of Community Facilities District #1, 1999 refunding Special Tax Bonds in an aggregate amount not to exceed \$4,000,000 and approving and authorizing related documents and actions; Rincon Point-South Beach. (Resolution No. 96-99)

Action taken: _____

- (d) Authorizing a Regulatory and Grant Agreement with MAC'S Children and Family Services, Inc. in the amount of \$200,000 for acquisition expenses of 3 residential condominium units and related service space as transitional housing for foster youth ages 17-19 at 2168 and 2198 Cayuga Avenue and 3073 Alemany Boulevard as part of the Citywide Tax Increment Housing Program. (Resolution No. 97-99)

Action taken: _____

- (e) Authorizing a Housing Opportunities for Persons with AIDS Loan Agreement with Tenderloin Neighborhood Development Corporation in an amount not to exceed \$631,085 for rehabilitation of 864 Ellis Street. (Resolution No. 98-99)

Action taken: _____

- (f) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the La Salle Apartments Residents (19 Whitfield Court) and its Fiscal Agent, the Bayview Network Elders, for residents capacity building and preliminary financial feasibility activities budget management under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program/Hunters Point Redevelopment Area. (Resolution No. 99-99)

Action taken: _____

- (g) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Bayview Residents Association of the Bayview Apartments (6 Commer Court) and its Fiscal Agent, the San Francisco League of Urban Gardeners, for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program/Hunters Point Redevelopment Area. (Resolution No. 100-99)

Action taken: _____

- (h) Authorizing a Tax Increment Grant and Regulatory Agreement with Dolores Street Community Services for its Richard M. Cohen Residence in an amount not to exceed \$102,600 for costs related to repayment of an existing loan and funding reserve accounts at an affordable supportive housing facility located at 220 Dolores Street; Citywide Tax Increment Housing Program. (Resolution No. 101-99)

Action taken: _____

- (i) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement with Dolores Street Community Services for its Richard M. Cohen Residence in an amount not to exceed \$462,804 for an affordable supportive housing facility located at 220 Dolores Street. (Resolution No. 102-99)

Action taken: _____

- (j) Authorizing the expenditure of an amount not to exceed \$641,371 for loans and grants for down payment and closing assistance to Certificate Holders and qualified low and moderate income applicants related to the development of 41 first-time homebuyer units at McAllister Mews, Parcels 779 B & C; Western Addition A-2/Citywide Tax Increment Housing Program. (Resolution No. 103-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The property is located at 1 Federal Street (Site G) in Rincon Point - South Beach and the entity the Agency may negotiate with is Mariposa LNR Partners.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #42 Downtown Loop, #71 Haight/Noriega, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-923-6142.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: July 20, 1999

TIME: 4:00 P.M.

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JUL 16 1999

AGENDA

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PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Authorizing a Tax Increment Grant and Regulatory Agreement with Dolores Street Community Services in an amount not to exceed \$102,600 for costs related to repayment of an existing loan and funding reserve accounts at an Affordable Housing Facility located at 220 Dolores Street; Citywide Tax Increment Housing Program. (Resolution No. 101-99) (Continued from the meeting of July 13, 1999)

Action taken: _____

- (b) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement with Dolores Street Community Services for its Richard M. Cohen Residence in an amount not to exceed \$462,804 for an affordable supportive housing facility located at 220 Dolores Street. (Continued from the meeting of July 13, 1999) (Resolution No. 102-99)

Action taken: _____

- (c) Establishing classifications of positions and compensation for the Agency staff and establishing authority for appointment to and vacation from positions under said classifications and other matters. (Continued from the meetings of June 29 and July 13, 1999) (Resolution No. 91-99)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Authorizing a Fourth Amendment to the Housing Opportunities for Persons with AIDS Program Administration Agreement with the San Francisco Housing Authority for the HOPWA Rental Assistance Program in an amount not to exceed \$175,000 for an extended term through August 31, 1999. (Resolution No. 104-99)

Action taken: _____

REGULAR AGENDA

- (b) Instructing the Executive Director to report to the Commission within 90 days on possible amendments to the Agency's Personnel Policy regarding the rights of employees to appeal personnel actions. (Resolution No. 105-99)

Action taken: _____

- (c) Authorizing the issuance, sale and delivery of Multifamily Housing Revenue Bonds (Related-Third and Mission) in one or more series in an aggregate principal amount not to exceed \$140,000,000, to finance the acquisition and construction of residential facilities at Third and Mission Streets for redevelopment purposes and approving and authorizing actions and documents relating thereto; Yerba Buena Center. (Resolution No. 106-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.9(a): Conference with Legal Counsel - existing litigation. The Green Group, Inc. v. San Francisco Redevelopment Agency, Superior Court No. 995175.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: July 27, 1999
TIME: 4:00 P.M.

REVISED AGENDA

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

(a) Closed Session (Continued from the meeting of July 20, 1999)

Pursuant to Government Code Section 54956.9(a): Conference with Legal Counsel - existing litigation. The Green Group, Inc. vs. San Francisco Redevelopment Agency, Superior Court No. 995175.

- (b) Authorizing Exclusive Negotiations for the Disposition and Development of the real property known as 1 Federal Street, located at the intersection of Federal Street and First Street (Site G), with LNR-Lennar Brannan Street, LLC; Rincon Point-South Beach. (Continued from the meetings of May 18, 25 and June 8, 1999) (Resolution No. 107-99)**

Action taken: _____

- (c) Authorizing a Tax Increment Grant and Regulatory Agreement with Dolores Street Community Services in an amount not to exceed \$102,600 for costs related to repayment of an existing loan and funding reserve accounts at an Affordable Housing Facility located at 220 Dolores Street; Citywide Tax Increment Housing Program. (Continued from the meetings of July 13 and 20, 1999) (Resolution No. 101-99) (STAFF RECOMMENDS THAT THIS ITEM BE CONTINUED INDEFINITELY)**

Action taken: _____

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4. Matters of New Business

REGULAR AGENDA

- (a) Authorizing the Executive Director to accept a \$100,000 grant from the Coastal Conservancy and authorizing the execution of an agreement accepting its terms and conditions for the San Francisco Bay Access Program; Hunters Point Shipyard. (Resolution No. 108-99)

Action taken: _____

- (b) Authorizing a Personal Services Contract with Jones Lang LaSalle Americas, Inc. in an amount not to exceed \$250,000 for Real Estate Consulting Services; Hunters Point Shipyard. (Resolution No. 109-99)

Action taken: _____

- (c) Authorizing a Sixth Amendment to the Personal Services Contract with Simon Martin-Vegue Winkelstein and Moris in an amount not to exceed \$25,000 for Urban Design and Planning Services; Hunters Point Shipyard. (Resolution No. 110-99)

Action taken: _____

- (d) Authorizing an amendment to the Legal Services Contract between Shute Mihaly & Weinberger, LLP and the Agency to provide legal services related to the Hunters Point Shipyard in an amount not to exceed \$30,000; Hunters Point Shipyard. (Resolution No. 111-99)

Action taken: _____

- (e) Authorizing a Third Amendment to the Housing Opportunities for Persons with AIDS Loan Agreement with Mercy Housing California in an amount not to exceed \$68,044 in connection with 141 Leland Avenue. (Resolution No. 112-99)

Action taken: _____

(f) VOID

- (g) Approving a fiscal year 1999-2000 Operations Budget for the South of Market Project Area Committee and authorizing a First Amendment to the Personal Services Contract with the San Francisco Community Clinic Consortium in an amount not to exceed \$101,354 for fiscal services to the South of Market Project Area Committee; South of Market. (Resolution No. 114-99)

Action taken: _____

- (h) A workshop on the design for the proposed Forest City/Federated development located at 835 Market Street between Fourth and Fifth Streets and Market and Mission Streets.

- (i) Establishing classifications of positions and compensation for the Agency staff and establishing the authority for appointment to and vacation from positions under said classifications and other matters. (Resolution No. 91-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

**SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS**

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3. There is accessible parking across from City Hall at the Civic Center Garage.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: August 3, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

CONSENT AGENDA

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- (a) Approval of Minutes: July 13, 1999.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Jackie Robinson Residents Association and its Fiscal Agent, Willis Coleman Accounting Services, for residents capacity building and preliminary financial feasibility under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program. (Resolution No. 115-99)

Action taken: _____

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- (c) Authorizing funding in an amount not to exceed \$5,823,000 to Howard Street Development Corporation, an affiliate of Tenderloin Neighborhood Development Corporation and Citizens Housing Corporation, for acquisition and predevelopment expenses related to the development of 1166-1188 Howard Street; South of Market. (Resolution No. 116-99)

Action taken: _____

- (d) Expressing the Intent of the Redevelopment Agency of the City and County of San Francisco to Issue Multifamily Revenue Bonds or Notes in one or more series to finance residential facilities at 1166-1188 Howard Street for redevelopment purposes in an amount not to exceed \$7,000,000; South of Market. (Resolution No. 117-99)

Action taken: _____

- (e) Authorizing a First Amendment in an amount not to exceed \$71,533 to the Personal Services Contract with the Private Industry Council to increase the contract with Mission Hiring Hall's South of Market Employment Center to provide ongoing employment development services related to the staffing of the Starwood (W) Hotel, Sony Metreon and other developments in the Yerba Buena Center Project Area; Yerba Buena Center. (Resolution No. 118-99)

Action taken: _____

5. Matters not appearing on Agenda
 6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
 7. Report of the President
 8. Report of the Executive Director
 9. Commissioners' Questions and Matters
 10. Closed Session
- Pursuant to Government Code Section 54957: Performance evaluation of Executive Director.
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: August 17, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meetings, July 20, 27 and August 3, 1999; Closed Session Meeting, August 3, 1999.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a three year Personal Services Contract with KPMG LLP, and Williams, Adley & Company, LLP, as a Joint Venture, to perform the audits of the Agency's financial statements in an amount not to exceed \$206,500 for the years ended June 30, 1999, 2000 and 2001. (Resolution No. 119-99)

Action taken: _____

- (c) Authorizing a Personal Services Contract in an amount not to exceed \$200,000 with The San Francisco Housing Development Corporation for counseling services in the Western Addition and Hunters Point Redevelopment Project Areas and housing development services in other Redevelopment Project and Survey Areas from July 1, 1999 to June 30, 2000. (Resolution No. 120-99)

Action taken: _____

- (d) Authorizing a Personal Services Contract with the Filipino-American Development Foundation relating to the planning and development of the Bayanihan Community Center in the Delta Hotel located at 80-88 Sixth Street in an amount not to exceed \$60,000; South of Market. (Resolution No. 121-99)

Action taken: _____

- (e) Authorizing a Fifth Amendment to the Housing Opportunities for Persons with AIDS Program Administration Agreement with the San Francisco Housing Authority for the HOPWA Rental Assistance Program in an amount not to exceed \$350,000. (Resolution No. 122-99)

Action taken: _____

- (f) Authorizing a Second Amendment to the Housing Opportunities for Persons with AIDS Supportive Services Agreement with Catholic Charities of the Archdiocese of San Francisco for the HIV Housing Assistance Program in an amount not to exceed \$75,000. (Resolution No. 123-99)

Action taken: _____

- (g) Authorizing a Fourth Amendment to a Grant and Regulatory Agreement with 820 O'Farrell, Inc. in an amount not to exceed \$79,250 for operating and maintaining The Jordan Hotel located at 820 O'Farrell Street as part of the Citywide Tax Increment Affordable Housing Program. (Resolution No. 124-99)

Action taken: _____

- (h) Authorizing an Owner Participation Agreement with Divisadero Properties, LLC, for the development of 1115 Divisadero Street; Western Addition A-2. (Resolution No. 125-99)

Action taken: _____

- (i) Conditionally approving the Schematic Design for the Divisadero Properties, LLC, for the development of 1115 Divisadero Street; Western Addition A-2. (Resolution No. 126-99)

Action taken: _____

- (j) Authorizing the reallocation of \$62,000 from the Chinatown Economic Development Fund's loan program line item to the administrative line item and a Personal Services Contract with the Chinatown Economic Development Group in an amount not to exceed \$77,000 to provide administrative services in support of the implementation of the Chinatown Economic Development Plan for the period August 1, 1999 to July 31, 2000. (Resolution No. 127-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
 - (a) Report on proposals for Parcel 714-A(2); Western Addition A-2.
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

AGENDA

NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457.

THERE WILL BE NO COMMISSION MEETING ON
AUGUST 10, 1999

THE NEXT REGULAR MEETING WILL BE HELD ON
AUGUST 17, 1999

Prepared and mailed August 5, 1999

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SAN FRANCISCO REDEVELOPMENT AGENCY

BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS
CITY HALL, ROOM 250
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: August 24, 1999
TIME: 4:00 P.M.

99

**JOINT PUBLIC HEARING
SAN FRANCISCO REDEVELOPMENT AGENCY
AND
CITY PLANNING COMMISSION
TUESDAY, AUGUST 24, 1999
BOARD OF SUPERVISORS' LEGISLATIVE CHAMBERS
ROOM 250 - CITY HALL
1 DR. CARLTON B. GOODLETT PLACE**

JOINT PUBLIC HEARING AGENDA

1. Recognition of a Quorum
- A. Joint Public Hearing with the City Planning Commission on the Supplement to the Draft Environmental Impact Report for the proposed Forest City/Federated development (Bloomingdale's) located at 835 Market Street between Fourth and Fifth Streets and Market and Mission Streets.
- B. Closing of Public Hearing

REGULAR MEETING AGENDA

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

2. Report on actions taken at previous Closed Session meeting, if any
3. Matters of Unfinished Business
4. Matters of New Business

DOCUMENTS DEPT.

AUG 20 1999

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5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 250, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #42 Downtown Loop, #71 Haight/Noriega, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-923-6142.
3. There is accessible parking across from City Hall at the Civic Center Garage.
4. The following services are available by calling Patsy Oswald at 415-749-2457 at least 72 hours prior to the meeting/hearing: American Sign Language interpreters, use of a reader during a meeting, or a sound enhancement system. Following a meeting minutes can be made available by tape or alternative formats.
5. In order to assist the Agency's efforts to accommodate persons with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the Agency to accommodate these individuals.

SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: August 31, 1999
TIME: 4:00 P.M.

PLEASE NOTE: THE REDEVELOPMENT AGENCY COMMISSIONERS WILL MEET AS THE PROPOSITION A HOUSING ADVISORY COMMITTEE BEGINNING AT 4:00 P.M. THE REDEVELOPMENT AGENCY MEETING WILL BEGIN AS SOON THEREAFTER AS THE HOUSING ADVISORY COMMITTEE MEETING AGENDA IS CONCLUDED.

A G E N D A

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1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any. DOCUMENTS DEPT.
3. Matters of Unfinished Business
4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, August 17, 1999; Closed Session Meetings, July 13 and 27, 1999.
- (b) Authorizing Martha Walters, Environmental Projects Coordinator, to travel to New York City and Pittsburgh, PA, to attend meetings with the Brownfields personnel in New York City and attend the Fifth Annual Industrial Site Recycling Conference, September 9 -15, 1999 (Resolution No. 128-99)

- (c) Authorizing a First Amendment to the Personal Services Contract with the Japanese Community Youth Council in connection with preparation of the Japantown Comprehensive Community Plan for the purpose of extending the time of performance; Western Addition A-2. (Resolution No. 129-99)
- (d) Authorizing a Second Amendment to the Grant Agreement with the Yerba Buena Alliance; Yerba Buena Center. (Resolution No. 130-99)

Action taken: _____

REGULAR AGENDA

- (e) Authorizing a Predevelopment Loan Agreement in an amount not to exceed \$998,886 with Mission Housing Development Corporation for the development of up to 100 units of affordable family housing on Parcel 2 of Block N2; Mission Bay North. (Resolution No. 131-99)

Action taken: _____

- (f) Authorizing a Personal Services Contract with Poor People's Radio, Inc. in an amount not to exceed \$82,400 to provide community education and outreach through broadcasts of the Agency's Commission meetings and other programs; All Redevelopment Project and Survey Areas. (Resolution No. 132-99)

Action taken: _____

- (g) Authorizing a Tax Increment Grant and Regulatory Agreement with Dolores Street Community Services in an amount not to exceed \$102,600, for the repayment of an existing loan and to fund certain reserves at 220 Dolores Street; Citywide Tax Increment Housing Program. (Resolution No. 133-99)

Action taken: _____

- (h) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Univista Tenant Council and a Fiscal Agent Contract with Willis Coleman Accounting Services, for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program, as part of the Agency's Housing Preservation Program for the Univista Apartments located at 1340 Turk Street; Western Addition A-2. (Resolution No. 134-99)

Action taken: _____

- (i) Consideration of responses to the Request for Proposals to develop Parcel 714-A(2); Western Addition A-2.

Action taken: _____

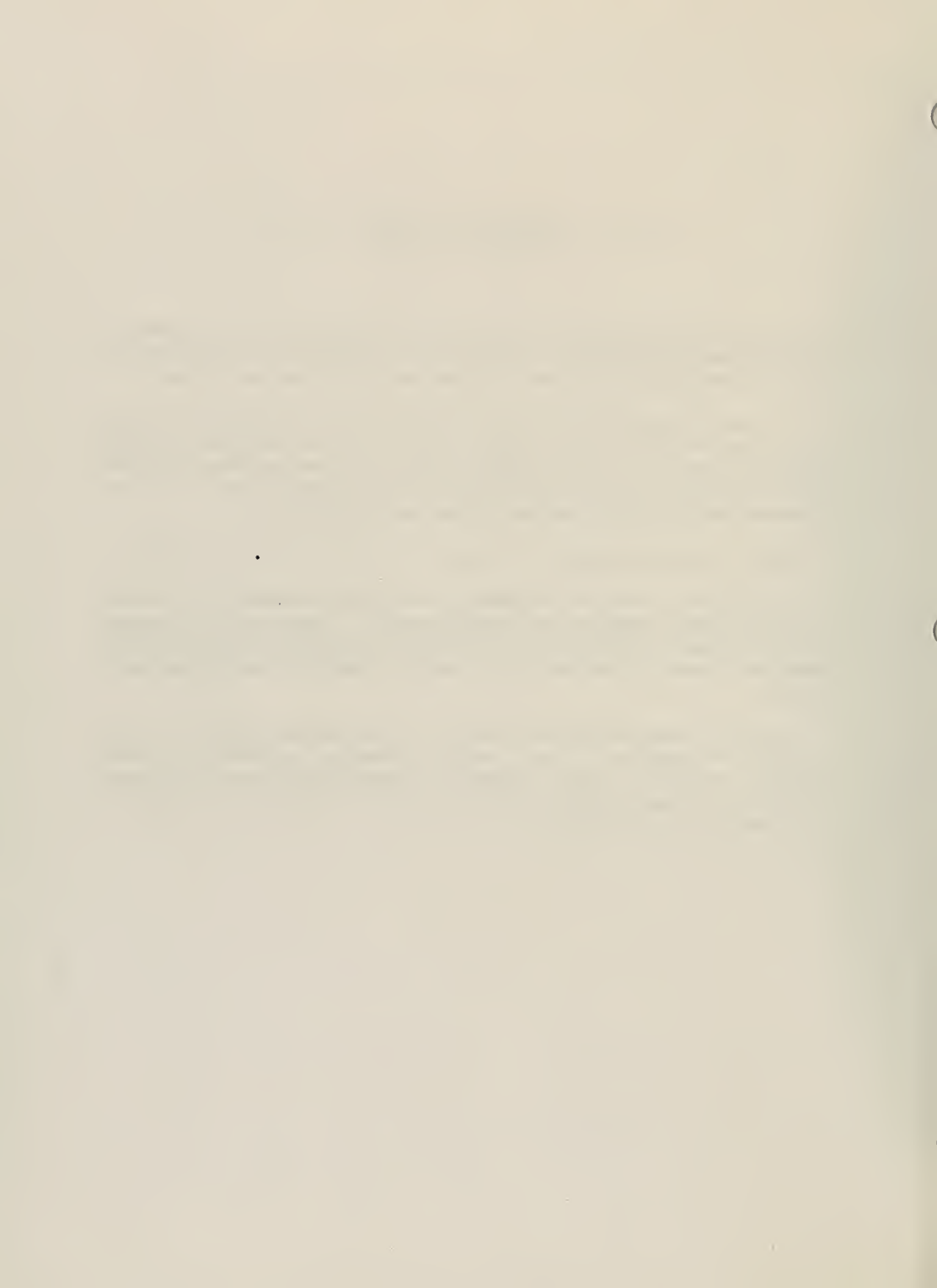
- 5. Matters not appearing on Agenda
- 6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
- 7. Report of the President

8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment



SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
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AGENDA

NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457.

THERE WILL BE NO COMMISSION MEETING ON
SEPTEMBER 7, 1999

THE NEXT REGULAR MEETING WILL BE HELD ON
SEPTEMBER 14, 1999

Prepared and mailed September 1, 1999

SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: September 14, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

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- (a) Approval of Minutes: Regular Meeting, August 24 1999.

Action taken: _____

REGULAR AGENDA

- (b) Authorizing a First Amendment to the Exclusive Negotiations Agreement between Lennar/BVHP, LLC for the Hunters Point Shipyard; Hunters Point Shipyard. (Resolution No. 136-99)

Action taken: _____

- (c) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Vista Del Monte Resident Association and a Fiscal Agent Contract with Moore, Stephens, Lee & Quan Accounting Services for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program for the Vista Del Monte Apartments located at 49 Goldmine Drive in the Diamond Heights Neighborhood, a former Redevelopment Project Area. (Resolution No. 137-99)

Action taken: _____

- (d) Authorizing a Grant Agreement in an amount not to exceed \$22,350 with the Namiki Tenant Association and a Fiscal Agent Contract with Moore, Stephens, Lee, & Quan Accounting Services for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program for the Namiki Apartments located at 1776 Sutter Street; Western Addition A-2. (Resolution No. 138-99)

Action taken: _____

- (e) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Marlton Manor Apartments Resident Association and a Fiscal Agent Contract with Willis Coleman Accounting Services for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program for the Marlton Manor Apartments located at 240 Jones Street in the Tenderloin neighborhood of San Francisco. (Resolution No. 139-99)

Action taken: _____

- (f) Authorizing a Grant Agreement in an amount not to exceed \$25,000 with the Ridgeview Terrace Apartments Resident Association and a Fiscal Agent Contract with Willis Coleman Accounting Services for resident capacity building and preliminary financial feasibility activities under the Resident Capacity Grant Program as part of the Agency's Housing Preservation Program for the Ridgeview Terrace Apartments located at 140 Cashmere Street; Hunters Point. (Resolution No. 140-99)

Action taken: _____

- (g) Approving the Streetscape Master Design Detail Plan for the Mission Bay North Redevelopment Project Area pursuant to an Owner Participation Agreement between the Redevelopment Agency of the City and County of San Francisco and Catellus Development Corporation; Mission Bay North. (Resolution No. 141-99)

Action taken: _____

- (h) Approving the Streetscape Drawings for the N2 Major Phase Submission pursuant to an Owner Participation Agreement between the Redevelopment Agency of the City and County of San Francisco and Catellus Development Corporation; Mission Bay North. (Resolution No. 142-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

**SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS**

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

AGENDA

NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457.

THERE WILL BE NO COMMISSION MEETING ON
SEPTEMBER 21, 1999

THE NEXT REGULAR MEETING WILL BE HELD ON
SEPTEMBER 28, 1999

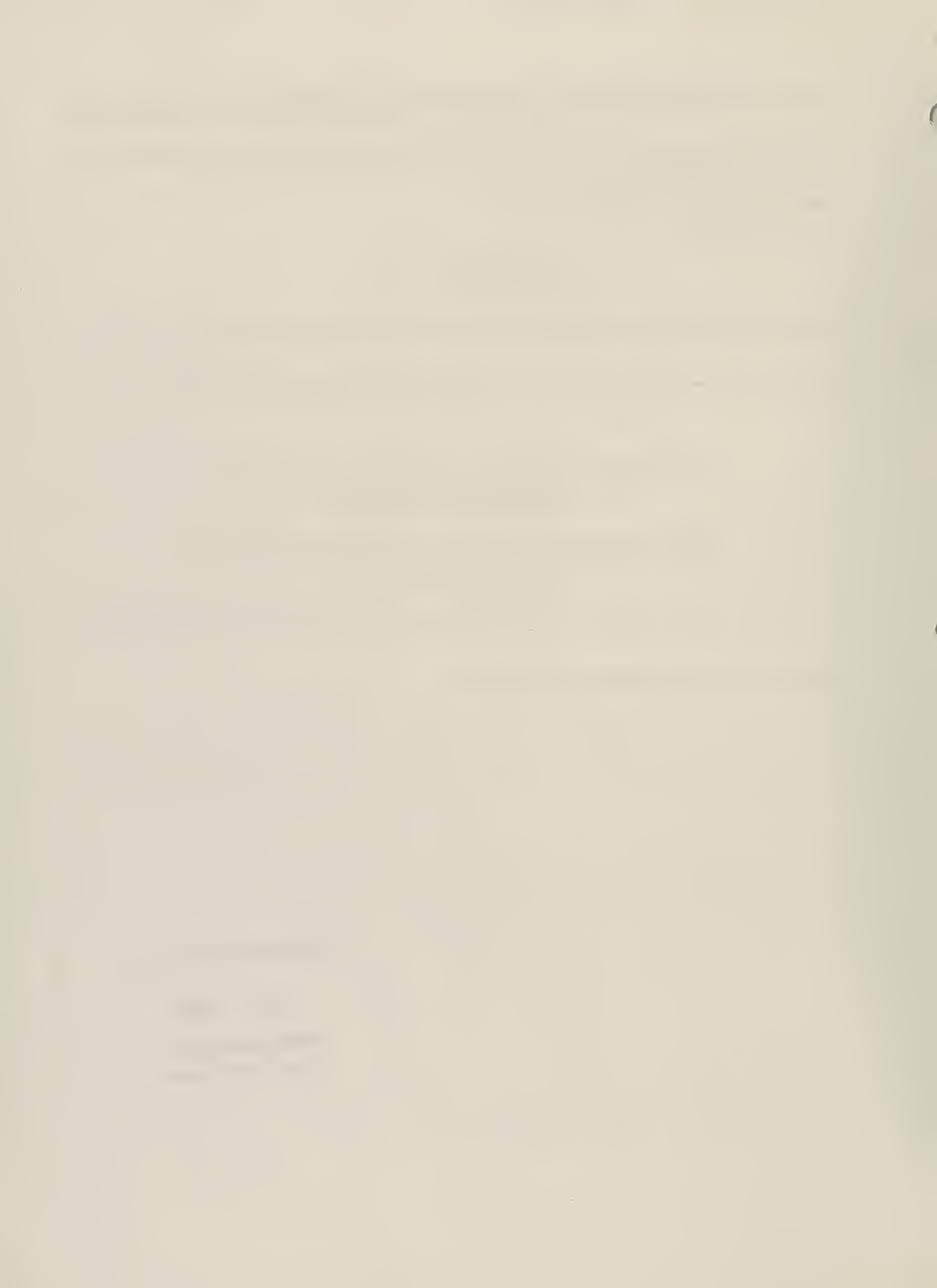
Prepared and mailed September 15, 1999

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: September 28, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

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- (a) Approval of Minutes: Regular Meetings, August 31 and September 14, 1999.
- (b) Authorizing travel for Sylvester McGuire, Contract Compliance Officer, to West Palm Beach, Florida, to attend the "American Contract Compliance Training Institute" from October 19-24, 1999 at a cost not to exceed \$2,000. (Resolution No. 143-99)
- (c) Authorizing sponsorship of a National Urban Fellowship at a cost not to exceed \$50,000. (Resolution No. 144-99)

Action taken: _____

REGULAR AGENDA

- (d) Public Hearing to hear all persons interested in a Sublease with the China Basin Ballpark Company, LLC and the expenditure of Agency funds for the design and construction of a public plaza and certain South Beach Park improvements; Rincon Point-South Beach.

Authorizing a Sublease between China Basin Ballpark Company, LLC and the Redevelopment Agency of the City and County of San Francisco, approval of the consent agreement and the expenditure of not to exceed \$985,000 of Agency funds for the design and construction of a public plaza and certain South Beach Park improvements; Rincon Point-South Beach. (Resolution No. 145-99)

Action taken: _____

- (e) Authorizing a First Amendment to the Owner Participation Agreement between China Basin Ballpark Company, LLC and the Redevelopment Agency of the City and County of San Francisco; Rincon Point-South Beach. (Resolution No. 146-99)

Action taken: _____

- (f) Conditionally approving the Schematic Design for the subtenant improvements pursuant to the sublease between China Basin Ballpark Company, LLC and the Redevelopment Agency of the City and County of San Francisco; Rincon Point-South Beach. (Resolution No. 147-99)

Action taken: _____

- (g) Authorizing a Second Amendment to the Personal Services Contract with the Japanese Community Youth Council in connection with preparation of the Japantown Comprehensive Community Plan with the Japantown Planning, Preservation and Development Task Force for the purpose of extending the time of performance, the scope of services and increasing the amount of compensation by \$200,000; Western Addition A-2. (Resolution No. 148-99)

Action taken: _____

- (h) Authorizing a Sixth Amendment (which revises the Schedule of Performance) to the Disposition and Development Agreement with Armax Yerba Buena LLC regarding Parcel 3751-H located at the northeast corner of Fourth and Harrison Streets; Yerba Buena Center. (Resolution No. 149-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director

9. Commissioners' Questions and Matters

10. Closed Session

Pursuant to Government Code Section 54956.9, Subdivision (b) - Conference with Legal Counsel regarding anticipated litigation; significant exposure to litigation: one potential case.

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: October 12, 1999
TIME: 4:00 P.M.

A G E N D A

99 PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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OCT 12 1999

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CONSENT AGENDA

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- (a) Approval of Minutes: Regular Meeting, September 28, 1999; and Closed Session Meeting, September 28, 1999.
- (b) Authorizing travel for Edmund Ong, Chief Architect, to Los Angeles, California, October 14-17, 1999, to attend the National Design Conference of the American Institute of Architects at a cost not to exceed \$1,300. (Resolution No. 150-99)
- (c) Authorizing travel for Helen Sause, Deputy Executive Director, Program and Project Management, to Philadelphia, PA, October 16-20, 1999 to attend the NAHRO 1999 National Conference and Exhibition at a cost not to exceed \$1,850. (Resolution No. 151-99)
- (d) Authorizing James Morales, Executive Director, to travel to Austin, Texas, October 13-16, 1999 to attend the Second Annual San Francisco Chamber of Commerce City Trip at a cost not to exceed \$1,500. (Resolution No. 152-99)

Action taken: _____

REGULAR AGENDA

- (e) Expressing the Agency's intention to annex territory to Community Facilities District No. 1 (South Beach) and to authorize the levy of special taxes therein; Rincon Point-South Beach. (Resolution No. 153-99)

Action taken: _____

- (f) Workshop on Schematic Design of Parcel 2 of Block N2; Mission Bay North.
 - (g) Workshop presentation of the Schematic Design for the development of Parcel EB-2A located at the southeast corner of Third and Mission Street; Yerba Buena Center.
- 5. Matters not appearing on Agenda
 - 6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
 - 7. Report of the President
 - 8. Report of the Executive Director
 - 9. Commissioners' Questions and Matters
 - 10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The Agency's negotiators are Olson Lee, Matthew Schwartz, and Sean Spear. Property locations and entities the Agency may negotiate with are:

- (i) Alexander Residence, 230 Eddy Street, Tenderloin, with The Alexander, a limited partnership
 - (ii) Antonia Manor, 180 Turk Street, Tenderloin, with Antonia Manor, a limited partnership
 - (iii) Jackie Robinson Homes, 1340 Hudson Avenue, Hunters Point Redevelopment Project Area, with Jackie Robinson Apartments, Ltd
 - (iv) Maria Manor, 174 Ellis Street, Tenderloin, with Maria Manor, a limited partnership
 - (v) Marlton Manor, 240 Jones Street, Tenderloin, with Marlton Manor Associates, a limited partnership
 - (vi) Notre Dame Apartments, 1590 Broadway, Russian Hill, with Notre Dame Apartments, a limited partnership
 - (vii) Ridgeview Terrace, 140 Cashmere Street, Hunters Point Redevelopment Project Area with Ridgeview Terrace Limited Partnership
 - (viii) Thomas Paine Square, 1157 Turk Street, Western Addition Project Area A-2 with Thomas Paine Limited Partnership
 - (ix) Vista Del Monte, 49 Gold Mine Drive, formerly Diamond Heights Redevelopment Project Area, with Vista Del Monte, Ltd.
- 11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

DATE: October 26, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

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- (a) Authorizing an increased expenditure in an amount not to exceed \$50,000 for down payment and closing cost assistance to moderate-income Certificate Holders at McAllister Mews, Parcel 779B/C; Western Addition A-2 and Citywide Tax Increment Housing Program. (Resolution No. 154-99)
- (b) Authorizing a Fourth Amendment in an amount not to exceed \$43,000 to the Personal Services Contract with Keyser Marston Associates, Inc. Yerba Buena Center. (Resolution No. 155-99)
- (c) Authorizing an extension of Exclusive Negotiations with Mission Housing Development Corporation for the lease and development of the Agency affordable housing parcel known as Parcel 2 of Block N2; Mission Bay North. (Resolution No. 156-99)
- (d) Authorizing waiver of the Agency's Conflict of Interest provision governing the Agency consultants to permit Simon Martin-Vegue Winkelstein and Moris to work for Lennar/BVHP Partners, LLC; Hunters Point Shipyard. (Resolution No. 158-99)

Action taken: _____

REGULAR AGENDA

- (e) Commending and expressing appreciation to Richard T. Kono upon the occasion of his retirement from the Redevelopment Agency of the City and County of San Francisco (Resolution No.157-99)

Action taken: _____

- (f) Conditionally approving the Schematic Design for the proposed mixed-use development on Parcel EB-2A located at the southeast corner of Third and Mission Streets; Yerba Buena Center. (Resolution No. 159-99)

Action taken: _____

- (g) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement in an amount not to exceed \$200,000 with Catholic Charities of the Archdiocese of San Francisco for the HIV Housing Assistance Program. (Resolution No.160-99)

Action taken: _____

- (h) Authorizing a Sixth Amendment to the Housing Opportunities for Persons with AIDS Program Agreement with the San Francisco Housing Authority for the HOPWA Rental Assistance Program in an amount not to exceed \$1,653,009. (Resolution No. 161-99)

Action taken: _____

- (i) Authorizing Personal Services Contracts in a total amount not to exceed \$250,000 with the California Housing Partnership, Community Economics, CSG Advisors, Devine & Gong and the Telesis Corporation, for financial consulting services on an as-needed basis Citywide, as part of the Agency's Housing Preservation Program. (Resolution No. 162-99)

Action taken: _____

- (j) Expressing the intent of the Redevelopment Agency of the City and County of San Francisco to issue Multifamily Revenue Bonds or Notes in one or more series to finance residential facilities at 1881-1889 Bush Street (Parcels 674-C&F) for redevelopment purposes in an amount not to exceed \$6,500,000; Western Addition A-2. (Resolution No. 163-99)

Action taken: _____

- (k) Authorizing funding in an amount not to exceed \$2,905,555 to the Japanese American Religious Federation Assisted Living Facility, Inc. for the rehabilitation and new construction of 54 residential units at 1881-1889 Bush Street (Parcels 674-C&F); Western Addition A-2. (Resolution No. 164-99)

Action taken: _____

- (l) Authorizing a Third Amendment to the Disposition and Development Agreement between the Redevelopment Agency of the City and County of San Francisco and the Japanese American Religious Federation Assisted Living Facility, Inc. for the development of 1881-1889 Bush Street (Parcels 674-C&F); Western Addition A-2. (Resolution No. 165-99)

Action taken: _____

- (m) Approving a Fillmore Jazz District Loan Program to encourage small business development, retention, expansion and job creation; Western Addition A-2. (Resolution No. 166-99)

Action taken: _____

- (n) Workshop to present an overview of the City's Environmental Clean-up Program.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra
LIVE BROADCAST KPOO 89.5 FM

DATE: November 9, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Authorizing a Fifth Amendment to the Letter Agreement with the Treasure Island Development Authority, increasing the amount of the agreement by \$32,000 and extending the term for eight months to reimburse the Agency for the oversight of environmental remediation activities. (Resolution No. 167-99)
- (b) Authorizing the waiver of Agency's Conflict of Interest Provision Regarding a former Agency employee's working with the owners of four at risk housing developments; as part of the Agency's Housing Preservation Program. (Resolution No. 168-99)
- (c) Authorizing a Letter Agreement in the amount of \$110,000 with the San Francisco Department of Public Works for Services related to Infrastructure, Engineering and Environmental Remediation; Mission Bay North and Mission Bay South. (Resolution No. 169-99)

Action taken: _____

REGULAR AGENDA

- (d) Authorizing a Fifth Amendment to the Messenger Services Contract with On Target Delivery Service to extend the Term for two months through January 31, 2000 and to increase the maximum compensation by \$9,000 for a total of not to exceed \$59,000; and to authorize the issuance of a request for proposals for messenger services. (Resolution No. 170-99)

Action taken: _____

- (e) Authorizing a budget for the 1999-2000 Fiscal Year for Staff and Operational Support of the Bayview Hunters Point Project Area Committee in an amount not to exceed \$163,587; Bayview Hunters Point Survey Area. (Resolution No. 171-99)

Action taken: _____

- (f) Amending Resolution No. 153-99 and expressing the Agency's intention to annex territory to Community Facilities District No. 1 (South Beach) and to authorize the levy of special taxes therein; Rincon Point-South Beach. (Resolution No. 172-99)

Action taken: _____

- (g) Expressing the Agency's intention to annex territory to Community Facilities District No. 1 (South Beach) and to authorize the levy of special taxes therein; Rincon Point-South Beach. (Resolution No. 173-99)

Action taken: _____

- (h) Authorizing an allocation of \$200,000 to fund the Fillmore Jazz District Revolving Loan Program and approving a Loan Program Agreement with Community Bank of the Bay to administer the Loan Program; Western Addition A-2. (Resolution No. 174-99)

Action taken: _____

- (i) Workshop on the proposed design for Rincon Park; Rincon Point-South Beach.

- (j) Memorializing and Commending the Contributions of Janet Gabriel Roche to the Redevelopment Agency. (Resolution No. 175-99)

Action taken: _____

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

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SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra
LIVE BROADCAST KPOO 89.5 FM

DATE: November 16, 1999
TIME: 4:00 P.M.

AGENDA

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
 - (a) Authorizing an allocation of \$200,000 to fund the Fillmore Jazz District Revolving Loan Program and approving a Loan Program Agreement with Community Bank of the Bay to administer the Loan Program; Western Addition A-2. (Resolution No. 174-99) (Continued from the meeting of November 9, 1999)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, October 12, 1999; Closed Session Meeting, October 12, 1999.

Action taken: _____

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REGULAR AGENDA

- (b) Authorizing a Personal Services Contract with the Columbia Parks Boys and Girls Club in an amount not to exceed \$75,000 to provide Steam Cleaning Services for the sidewalks of Sixth Street and adjacent Streets from December 1, 1999 to November 30, 2000; South of Market. (Resolution No. 176-99)

Action taken: _____

- (c) Conditionally approving the Schematic Design for the proposed affordable housing development by Mission Housing Development Corporation on Parcel 2 of Block N2; Mission Bay North. (Resolution No. 177-99)

Action taken: _____

- (d) Adopting Local Goals and Policies for Community Facilities Districts. (Resolution No. 178-99)

Action taken: _____

- (e) Declaring the intention to establish Community Facilities District No. 4 (Mission Bay North public improvements) and authorizing the levy of Special Taxes in the district; Mission Bay North. (Resolution No. 179-99)

Action taken: _____

- (f) Declaring the intention to incur bonded indebtedness of the proposed Community Facilities District No. 4 (Mission Bay North public improvements); Mission Bay North. (Resolution No. 180-99)

Action taken: _____

- (g) Declaring the intention to establish a Community Facilities District No. 5 (Mission Bay Maintenance District) and authorizing the levy of Special Taxes in the District. (Resolution No. 181-99)

Action taken: _____

- (h) Workshop regarding the development status of Parcel 732-A.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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**HOUSING COMMITTEE
OF THE AFFORDABLE HOUSING AND HOME OWNERSHIP BOND
PROGRAM
CITY AND COUNTY OF SAN FRANCISCO**

San Francisco City Hall
1 Dr. Carlton B. Goodlett Place, Room 416

Date: November 10, 1999
San Francisco, CA 94102

NOTICE

**The regular meeting of the Housing Committee scheduled for
November 16, 1999 has been cancelled.**

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**NOTE: QUESTIONS MAY BE DIRECTED TO Arlene Joyner, Housing
Committee Secretary at (415) 252-3142.**

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1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra
LIVE BROADCAST KPOO 89.5 FM

DATE: November 23, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, October 26 and November 9, 1999.
- (b) Authorizing Martha Walters, Environmental Projects Coordinator, to attend the US EPA National Brownfields Conference, December 4-8, 1999, in Dallas, Texas. (Resolution No. 182-99)
- (c) Authorizing the extension of existing Personal Services Contracts with the Agency's panel of independent fee appraisers and appraisal firms from November 26, 1999 to April 26, 2000 for appraisal services on an as-needed basis; All Project Areas. (Resolution No. 183-99)
- (d) Authorizing a Personal Services Contract with On Target Delivery Service effective December 1, 1999 through November 30, 2002 in an amount not to exceed \$60,000 during the initial 12 month term. (Resolution No. 184-99)

- (e) Authorizing a Second Amendment to the Regulatory and Grant Agreement with Agape Outreach Center, extending the term to December 31, 1999; Affordable Housing Preservation Program. (Resolution No. 185-99)
- (f) Authorizing the replacement of the accounting firm of Willis Coleman Associates with Carol Joaquin as Fiscal Agent for the Univista Apartments Resident Capacity Grant, as part of the Agency's Housing Preservation Program. (Resolution No. 186-99)
- (g) Authorizing the replacement of the accounting firm of Willis Coleman Associates with Carol Joaquin as Fiscal Agent for the Jackie Robinson Gardens Resident Capacity Grant as part of the Agency's Housing Preservation Program. (Resolution No. 187-99)
- (h) Authorizing the replacement of the accounting firm of Tremelling & Von Rusten, LLP with the San Francisco League of Urban Gardeners as Fiscal Agent for the Shoreview Apartments Resident Capacity Grant, as part of the Agency's Housing Preservation Program. (Resolution No. 188-99)
- (i) Authorizing the replacement of the accounting firm of Willis Coleman Associates with Carol Joaquin as Fiscal Agent for the Ridgeview Terrace Resident Capacity Grant, as part of the Agency's Housing Preservation Program. (Resolution No. 189-99)
- (j) Authorizing the replacement of the accounting firm of Willis Coleman Associates with Carol Joaquin as Fiscal Agent for the Marlton Manor Resident Capacity Grant, as part of the Agency's Housing Preservation Program. (Resolution No. 190-99)

Action taken: _____

REGULAR AGENDA

- (k) Authorizing a First Amendment to the Disposition and Development Agreement with 1960 Sutter, LLC, to modify the Schedule of Performance for the purchase and development of Parcels 677-C(1) and C(2) located at the north side of Sutter Street between Fillmore and Webster Streets; Western Addition A-2. (Resolution No. 191-99)

Action taken: _____

- (l) Authorizing a Personal Services Contract in an amount not to exceed \$50,000 with Fillmore Jazz Preservation District Merchants' Association to produce the 1999 Fillmore Jazz Preservation District Holiday Celebration; Western Addition A-2. (Resolution No. 192-99)

Action taken: _____

- (m) Authorizing a Personal Services Contract with Chinatown Community Development Center in an amount not to exceed \$28,000 to market the street cleaning business venture and authorizing a line item transfer of \$28,000 from the Chinatown Economic Development Fund's Marketing line item to the Aesthetics line item; Chinatown Economic Development Program. (Resolution No. 193-99)

Action taken: _____

- (n) Authorizing a Personal Services Contract with Maintrain in an amount not to exceed \$58,000 to provide street cleaning services and authorizing a line item transfer of \$36,750 from the Chinatown Economic Development Fund's Loan line item to the Aesthetics line item; Chinatown Economic Development Program. (Resolution No. 194-99)

Action taken: _____

- (o) Authorizing a First Amendment to the Affordable Housing Program Loan with Minna Park Housing Partners in an amount not to exceed \$200,000 for the development of 529-539 Minna Street; South of Market/Citywide Tax Increment Housing Program. (Resolution No. 195-99)

Action taken: _____

- (p) Authorizing a Master Services Agreement between the Redevelopment Agency of the City and County of San Francisco and the Planning Department of the City and County of San Francisco in an amount not to exceed \$369,784 for work related to existing Redevelopment Project Areas and Survey Areas to be completed in Fiscal Year 1999-2000. (Resolution No. 196-99)

Action taken: _____

- (q) Public Hearing to hear all persons interested in the adoption of an Implementation Plan for the Yerba Buena Center Redevelopment Project.

Adoption of an Implementation Plan for the Yerba Buena Center Redevelopment Project; Yerba Buena Center. (Resolution No. 197-99)

Action taken: _____

- (r) Public Hearing to hear all persons interested in the adoption of an Implementation for the South of Market Earthquake Recovery Redevelopment Project.

Adoption of an Implementation Plan for the South of Market Earthquake Recovery Redevelopment Project; South of Market. (Resolution No. 198-99)

Action taken: _____

- (s) Public Hearing to hear all persons interested in the adoption of an Implementation Plan for the Golden Gateway Redevelopment Project.

Adoption of an Implementation Plan for the Golden Gateway Redevelopment Project; Golden Gateway. (Resolution No. 199-99)

Action taken: _____

- (t) Workshop on the South of Market Earthquake Recovery Redevelopment Plan Amendment; South of Market.

- (u) Workshop on the Mid-Market Survey Area.

5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session
11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra
LIVE BROADCAST KPOO 89.5 FM

DATE: December 7, 1999
TIME: 4:00 P.M.

A G E N D A

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION YOU MUST FILL OUT A "SPEAKERS CARD" (PROVIDED BY THE AGENCY SECRETARY), AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business
4. Matters of New Business

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SAN FRANCISCO
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- (a) Approval of Minutes: Regular Meeting, November 16 and 23, 1999.
- (b) Authorizing a Lease with Toshiba Financial Services and a Maintenance Agreement with American Business Equipment, Inc. for three Model DP 5570 Toshiba copiers in a total amount not to exceed \$35,000 per year for the three-year term. (Resolution No. 200-99)
- (c) Consenting to former Agency employee Patrick Zak's work with the owners of four at risk housing developments as part of the Agency's Housing Preservation Program. (Resolution No. 201-99)
- (d) Amending Resolution No. 91-99 to revise the compensation for certain Local 790 and Local 21 classifications. (Resolution No. 202-99)

Action taken: _____

REGULAR AGENDA

- (e) Approving a panel of outside legal counsel for real estate legal services for three years and authorizing the Executive Director to enter into Legal Services Contracts with those firms and expend funds budgeted for such services in a total amount not to exceed \$250,000 annually, in accordance with Agency contracting practices for use of outside counsel; All Redevelopment Project Areas. (Resolution No. 203-99)

Action taken: _____

- (f) Authorizing the adoption of the "Card Check Neutrality" Policy requiring employers of a hotel and restaurant development to abide by card check procedures for determining employees' preference regarding union representation when the Agency retains a proprietary interest in a hotel or restaurant development; All Redevelopment Project Areas. (Resolution No. 204-99)

Action taken: _____

- (g) Public Hearing to hear all persons interested in the annexation of territory to Community Facilities District No. 1 and the levy of special taxes; Rincon Point-South Beach.

- (h) Annexation of territory to Community Facilities District No. 1 (South Beach), authorizing the levy of special tax and submitting the levy of tax to qualified electors; Rincon Point-South Beach. (Resolution No. 205-99)

Action taken: _____

- (i) Declaring the results of an Annexation Special Election, determining validity of prior proceedings, and directing the recording of Amended Notice of Special Tax Authorization; Rincon Point-South Beach. (Resolution No. 206-99)

Action taken: _____

- (j) Public Hearing to hear all persons interested in adoption of an Implementation Plan for the Rincon Point-South Beach Redevelopment Project Area

Adoption of an Implementation Plan for the Rincon Point-South Beach Redevelopment Project Area; Rincon Point-South Beach. (Resolution No. 207-99)

Action taken: _____

- (k) Public Hearing to hear all persons interested in the adoption of an Implementation Plan for the Western Addition A-2 Redevelopment Project Area

Adoption of an Implementation Plan for the Western Addition A-2 Redevelopment Project Area; Western Addition A-2. (Resolution No. 208-99)

Action taken: _____

- (I) Workshop presentation of responses to the Request for Proposals for the development of Parcel 714-A(2) located at the northwest corner of Van Ness Avenue and Myrtle Street; Western Addition A-2.
5. Matters not appearing on Agenda
6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
7. Report of the President
8. Report of the Executive Director
9. Commissioners' Questions and Matters
10. Closed Session

Pursuant to Government Code Section 54956.8 to instruct the Agency's real property negotiator with respect to price and terms of payment. The Agency's negotiators are Olsen Lee and Matthew Schwartz. The property is located at 4800 Third Street in the Bayview Hunters Point Survey Area and the entity the Agency may negotiate with is Thomas E. Nix, an individual

11. Adjournment

SAN FRANCISCO REDEVELOPMENT AGENCY
DISABILITY ACCESS

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SAN FRANCISCO REDEVELOPMENT AGENCY

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1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.ci.sf.ca.us/sfra

AGENDA

NOTE: QUESTIONS MAY BE DIRECTED TO PATSY R. OSWALD, AGENCY SECRETARY, AT 749-2457.

THERE WILL BE NO COMMISSION MEETING ON
DECEMBER 14, 1999

THE NEXT REGULAR MEETING WILL BE HELD ON
DECEMBER 21, 1999

Prepared and mailed December 8, 1999

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SAN FRANCISCO REDEVELOPMENT AGENCY

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LIVE BROADCAST KPOO 89.5 FM

DATE: December 21, 1999
TIME: 4:00 P.M.

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AGENDA

DEC 18 1999

SAN FRANCISCO

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1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business

(a)(1) Consideration of taking up an item previously tabled indefinitely, namely, item 3(a)(2) below related to contracts for outside legal counsel services.

Action taken: _____

(a)(2) Approving a panel of outside legal counsel for Real Estate Legal Services for three years and authorizing the Executive Director to enter into legal services contracts with those firms and to expend funds budgeted for such services in a total amount not to exceed \$250,000 annually, in accordance with Agency contracting practices for use of outside counsel; all redevelopment project areas. (Resolution No. 209-99)

Action taken: _____

4. Matters of New Business

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR A MEMBER OF THE PUBLIC SO REQUESTS BEFORE OR AT THE MEETING WHEN THE CONSENT AGENDA IS CALLED IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Regular Meeting, December 7, 1999; Closed Session Meeting, December 7, 1999,

Action taken: _____



REGULAR AGENDA

- (b) Election of President and Vice President.

Action taken: _____

- (c) Commending and expressing appreciation to Estelle Crawford for her services upon the occasion of her retirement from the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 210-99)

Action taken: _____

- (d) Commending and expressing appreciation to Patsy R. Oswald for her services upon the occasion of her retirement from the Redevelopment Agency of the City and County of San Francisco. (Resolution No. 211-99)

Action taken: _____

ITEMS (e) THROUGH (p) ARE RELATED TO COMMUNITY FACILITIES DISTRICTS NO. 4 AND NO. 5; MISSION BAY NORTH AND SOUTH

- (e) Approving a Park Maintenance Agreement between the Agency and the Regents of the University of California; Mission Bay South. (Resolution No. 212-99)

Action taken: _____

- (f) Public Hearing to hear all persons interested in the formation of Community Facilities District No. 4 and the levy of special taxes; Mission Bay North.

- (g) Forming Community Facilities District No. 4 (Mission Bay North Public Improvements) and authorizing the levy of special tax within the District and preliminarily establishing an appropriations limit for the District; Mission Bay North. (Resolution No. 213-99)

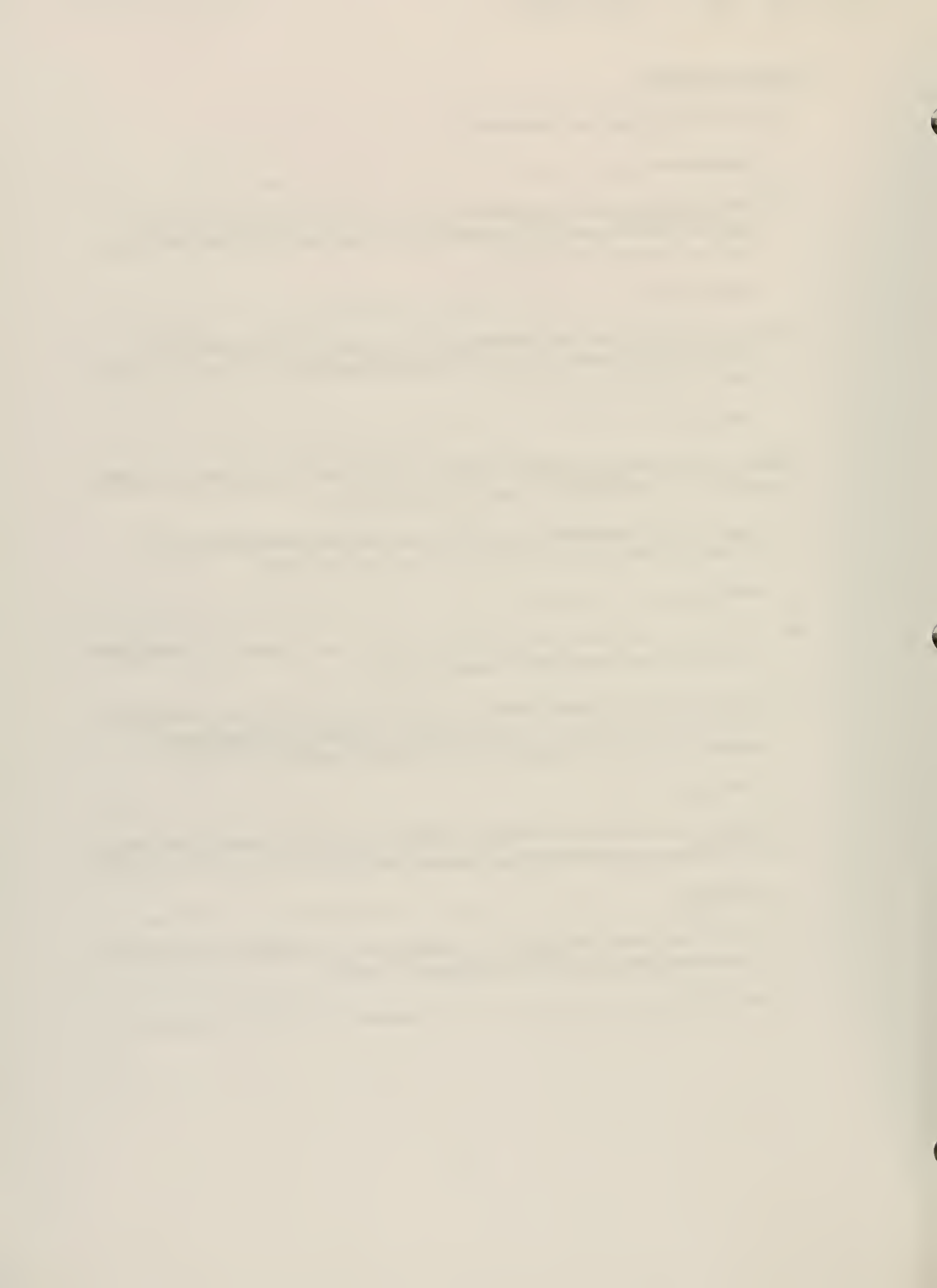
Action taken: _____

- (h) Determining the necessity to incur bonded indebtedness within Community Facilities District No. 4 (Mission Bay North Public Improvements); Mission Bay North. (Resolution No. 214-99)

Action taken: _____

- (i) Calling a Special Election in Community Facilities District No. 4 (Mission Bay North Public Improvements); Mission Bay North. (Resolution No. 215-99)

Action taken: _____



- (j) Declaring results of the Special Election in Community Facilities District No. 4 (Mission Bay North Public Improvements) and recording notice of special tax lien; Mission Bay North. (Resolution No. 216-99)

Action taken: _____

- (k) Adopting a Redevelopment Ordinance levying special taxes within Redevelopment Agency of the City and County of San Francisco Community Facilities District No. 4 (Mission Bay North Public Improvements); Mission Bay North. (Ordinance No. 1-99) (First Reading)

Action taken: _____

- (l) Public Hearing to hear all persons interested in the formation of Community Facilities District No. 5 and the levy of special taxes; Mission Bay North and South.

- (m) Forming Community Facilities District No. 5 (Mission Bay Maintenance District) and authorizing the levy of a special tax within the district and preliminarily establishing an appropriations limit for the District; Mission Bay North and South. (Resolution No. 217-99)

Action taken: _____

- (n) Calling a Special Election in Community Facilities District No. 5 (Mission Bay Maintenance District); Mission Bay North and South. (Resolution No. 218-99)

Action taken: _____

- (o) Declaring results of the Special Election in Community Facilities District No. 5 (Mission Bay Maintenance District) and directing recording of a notice of special tax lien; Mission Bay North and South. (Resolution No. 219-99)

Action taken: _____

- (p) Adopting a Redevelopment Ordinance levying special taxes within the Redevelopment Agency of the City and County of San Francisco Community Facilities District No. 5 (Mission Bay Maintenance District); Mission Bay North and South. (Ordinance No. 2-99) (First Reading)

Action taken: _____

NOTE: END OF ITEMS RELATED TO COMMUNITY FACILITIES DISTRICTS NO. 4 AND NO. 5; MISSION BAY NORTH AND SOUTH.

- (q) Authorizing a Personal Services Contract in an amount not to exceed \$164,969 with Agape Outreach Center for expansion of services under the Agency's Housing Preservation Program. (Resolution No. 220-99)

Action taken: _____

- (r) Authorizing a Third Amendment to the Personal Services Contract with the Market Street Association in an amount not to exceed \$56,930 for administrative and community outreach services in support of the Mid Market Project Area Committee; Mid Market Survey Area. (Resolution No. 221-99)

Action taken: _____

- (s) Authorizing a Personal Services Contract with Economic Research Associates, in an amount not to exceed \$70,000, to conduct a Chinatown Community and Visitor Center Feasibility Study and San Francisco Chinatown Economic Climate Study; Chinatown Economic Development Program. (Resolution No. 222-99)

Action taken: _____

- (t) Authorizing a Fourth Amendment to the Personal Services Contract with Geomatrix Consultants, Inc. in an amount not to exceed \$35,000 for Professional Environmental Consultant Services as part of the field investigation of the Brownfields Pilot Project; South Bayshore Survey Area. (Resolution No. 223-99)

Action taken: _____

- (u) Authorizing an Owner Participation Agreement with Gentium Homes Van Ness, LLC for the development of 851 Van Ness Avenue; Western Addition A-2. (Resolution No. 224-99)

Action taken: _____

- (v) Conditionally approving the Basic Concept Design for the proposed mixed-use development at 851 Van Ness Avenue, by Gentium Homes Van Ness, LLC; Western Addition A-2. (Resolution No. 225-99)

Action taken: _____

NOTE: THE FOLLOWING ITEMS (w) and (x) WILL NOT BE HEARD BEFORE 5:30 PM:

- (w) Public Hearing to hear all persons interested in adoption of
of an Implementation Plan for the Hunters Point Redevelopment
Project Area

Adoption of an Implementation Plan for the Hunters Point Redevelopment Project Area;
Hunters Point. (Resolution No. 226-99)

Action taken: _____

- (x) Public Hearing to hear all persons interested in adoption of an Implementation Plan for India Basin Industrial Park Redevelopment Project Area

Adoption of an Implementation Plan for the India Basin Industrial Park Redevelopment Project Area. (Resolution No. 227-99)

Action taken: _____

- (y) Status Report on the planning efforts for the Bayview Hunters Point Redevelopment Survey Area.
5. Matters not appearing on Agenda
 6. Persons wishing to address the Members on Non-Agenda, but Agency related matters.
 7. Report of the President
 8. Report of the Executive Director
 9. Commissioners' Questions and Matters
 10. Closed Session:
Pursuant to Government Code Section 54957 on personnel, with respect to the position of Agency Secretary.
 11. Adjournment

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